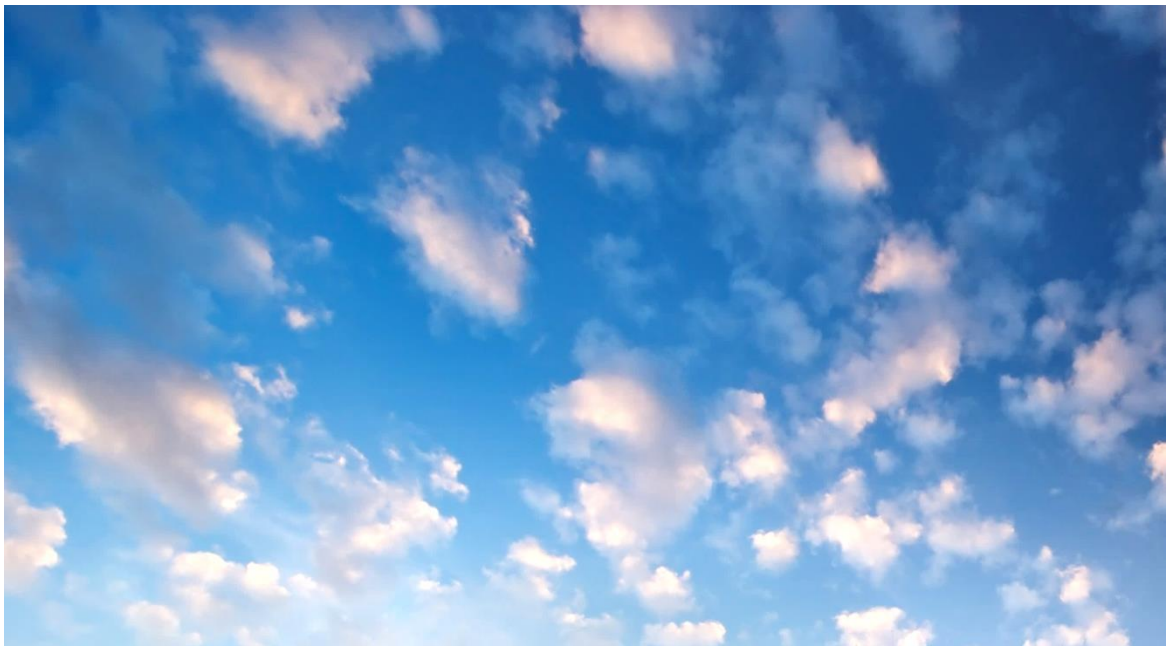

Tapestry Hotel and Restaurant

Air Quality and Greenhouse Gas Study

prepared for

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May 2020

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1 Project Description

1.1 Introduction

This study analyzes the potential air quality and greenhouse gas (GHG) impacts of the proposed Tapestry Hotel Project (project) in Santa Ana, California. Rincon Consultants, Inc. (Rincon) prepared this study under contract to Circlepoint, for use by the City of Santa Ana, in support of the environmental documentation being prepared pursuant to the California Environmental Quality Act (CEQA). The purpose of this study is to analyze the project's air quality and greenhouse gas impacts related to both temporary construction activity and long-term operation of the project. The conclusions of this study are summarized in Table 1.

Table 1 Summary of Impacts

Impact Statement	Proposed Project's Level of Significance	Applicable Recommendations
Air Quality		
Conflict with or obstruct implementation of the applicable air quality plan?	Less than significant impact	None
Result in a cumulatively considerable net increase of any criteria pollutant for which the project region is in non-attainment under an applicable federal or state ambient air quality standard?	Less than significant impact	None
Expose sensitive receptors to substantial pollutant concentrations?	Less than significant impact	None
Result in other emissions (such as those leading to odors) adversely affecting a substantial number of people?	Less than significant impact	None
Greenhouse Gas Emissions		
Generate greenhouse gas emissions, either directly or indirectly, that may have a significant impact on the environment?	Less than significant impact	None
Conflict with an applicable plan, policy or regulation adopted for the purpose of reducing the emissions of greenhouse gases?	Less than significant impact	None

1.2 Project Summary

The following describes the project background and the proposed project, as well as the analytical approach taken to complete the air quality and greenhouse gas emissions analyses.

Project Location and Setting

The project is located at 1570 Brookhollow Drive on the eastern border of the City of Santa Ana between State Route 55 (SR-55) and South Grand Avenue adjacent to the southbound Dyer Road freeway off-ramp in the central part of Orange County, California (Assessors Parcel Numbers 016-221-27, 28 and 29). Figure 1 shows the project's regional location, Figure 2 shows the projects site location and surrounding land uses. The 2.8-acre project site is currently vacant but was previously developed as restaurant/bar and parking area. Adjacent light industrial uses surround the project site and commercial uses lie directly south across SR-55. SR-55 bounds the eastern edge of the

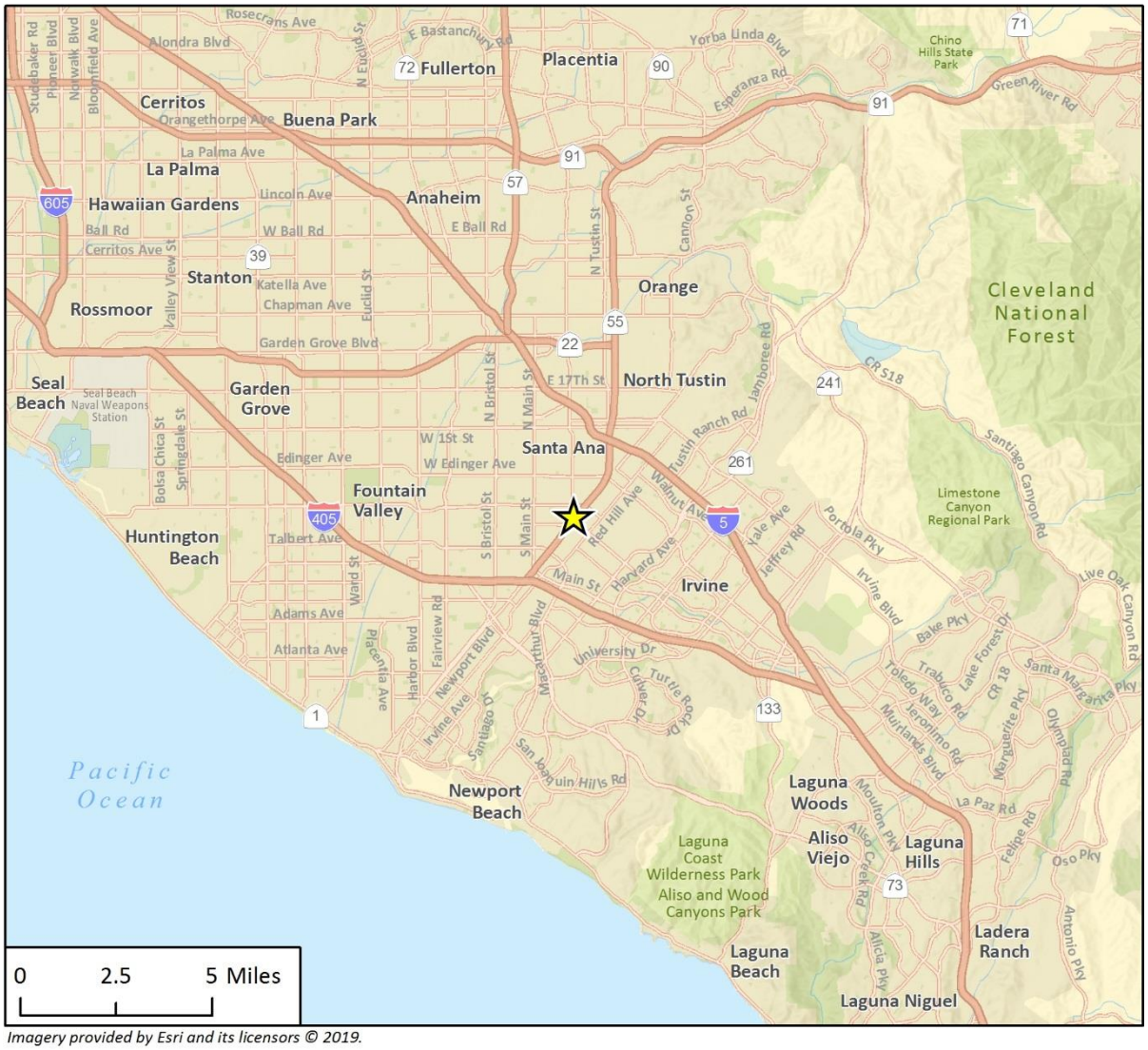
project site. Directly across South Grand Avenue to the west, seven other hotels are located within approximately one mile of the project site. According to the City of Santa Ana General Plan (Santa Ana 2010), the site's land use designation is Professional Administrative Office (PAO) and the zoning is Specific Development No. 8 (SD8). Adjacent to the project, commercial and light industrial properties are zoned for PAO, General Commercial (GC) Specific Development No. 12 (SD8), and Industrial (IND) uses.

Proposed Project

Development of the project would entail construction of a six-story, 79,375 square-foot hotel with 139 rooms, a pool, gym, roof deck and two natural gas fireplaces. A separate 2,000 square foot free-standing single-story restaurant would be constructed at the southwest corner of the lot next to Grand Avenue. The building footprint would be approximately 13,400 square feet. In addition, 142 parking spaces would be provided on site in paved, surface lots. Of these spaces, six would be reserved for handicapped parking (two for the restaurant and four for the hotel). Additionally, ten bicycle spaces would be provided separate from the vehicle parking lot (four for the restaurant and six for the hotel). The total construction area would include 100,738 square feet of impervious surface composing 82 percent of the project site. Figure 3 shows the project site plans.

Project construction is expected to begin December 2020 and completed by the June 2022 for a total of 18 months. The project would comply with all applicable regulatory standards including SCAQMD Rule 403 limiting fugitive dust and Rule 1113 limiting the volatile organic content (VOC) of architectural coatings. The project would contain green building features such as solar energy, water efficient features, low flow plumbing fixtures and energy efficient appliances. Additionally, five percent of the total parking spaced would be fixed with electric vehicle (EV) stations distributed at the hotel and restaurant site. Landscaping and screening trees would surround the project site and decorate the area around the hotel and in the parking lot.

Figure 1 Regional Location



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Project Location

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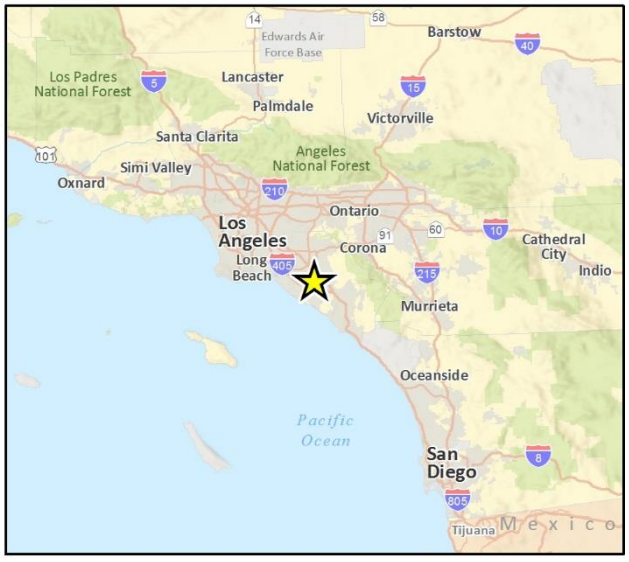

Figure 2 Project Site Location

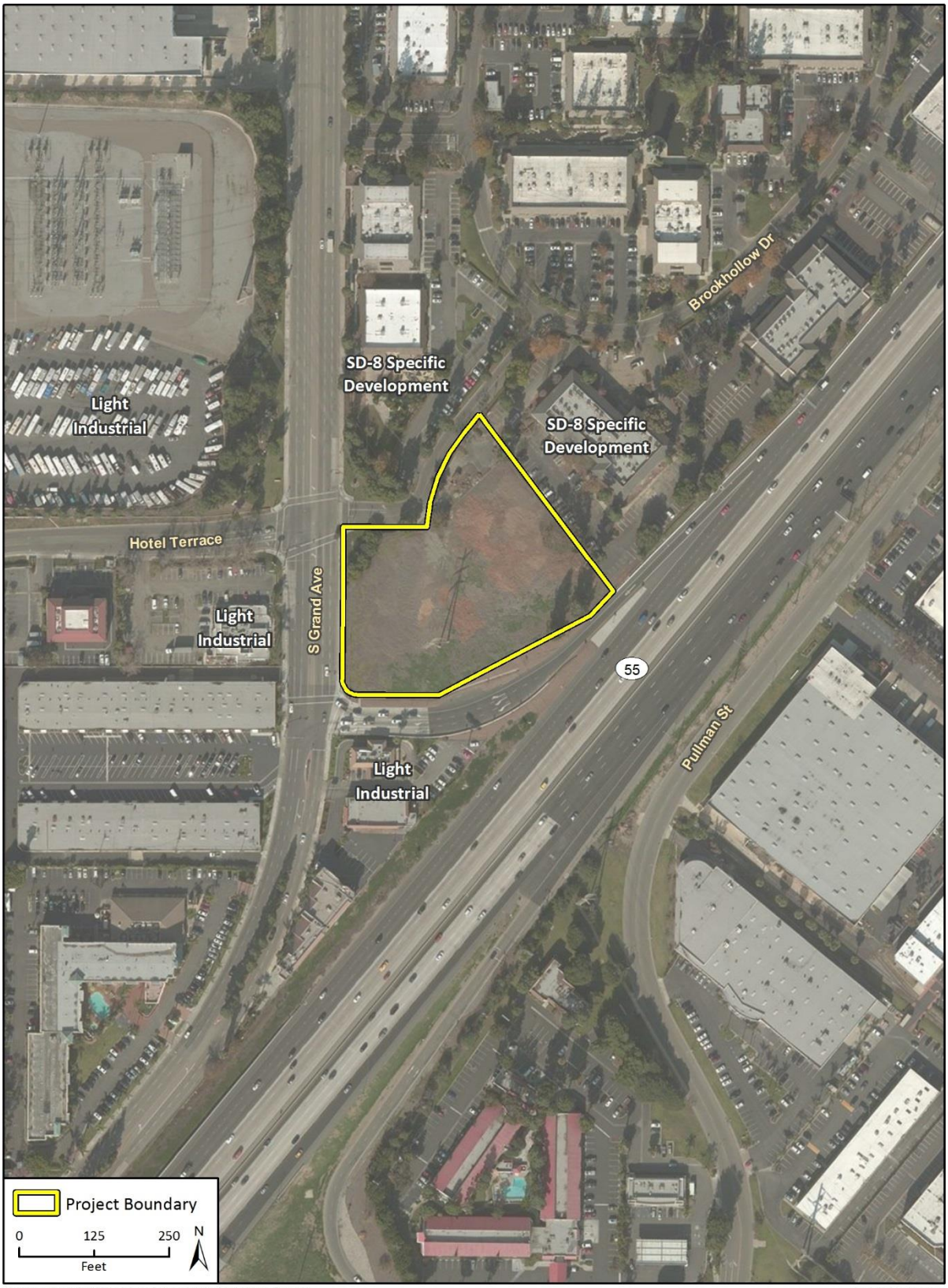

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Fig 2 Project Location

Figure 3 Project Site Plan

Source: Alajajian Marcoosi Architects, Inc. Nov. 2018

2 Air Quality

2.1 Background

Local Climate and Meteorology

The project site is in the South Coast Air Basin (SCAB), which is bounded by the Pacific Ocean to the west and the San Gabriel, San Bernardino, and San Jacinto Mountains to the north and east, and includes all of Orange County and the non-desert portions of Los Angeles, Riverside, and San Bernardino Counties, in addition to the San Gorgonio Pass area in Riverside County. The regional climate within the SCAB is considered semi-arid and is characterized by warm summers, mild winters, infrequent seasonal rainfall, moderate daytime onshore breezes, and moderate humidity. The air quality within the SCAB is primarily influenced by meteorology and a wide range of emissions sources, such as dense population centers, substantial vehicular traffic, and industry.

Air pollutant emissions in the SCAB are generated primarily by stationary and mobile sources. Stationary sources can be divided into two major subcategories: point and area sources. Point sources occur at a specific location and are often identified by an exhaust vent or stack. Examples include boilers or combustion equipment that produce electricity or generate heat. Area sources are widely distributed and include such sources as residential and commercial water heaters, painting operations, lawn mowers, agricultural fields, landfills, and some consumer products. Mobile sources refer to emissions from motor vehicles, including tailpipe and evaporative emissions, and are classified as either on-road or off-road. On-road sources may be legally operated on roadways and highways. Off-road sources include aircraft, ships, trains, and self-propelled construction equipment. Air pollutants can also be generated by the natural environment, such as when high winds suspend fine dust particles.

Air Quality Regulation

The federal and State governments have established ambient air quality standards for the protection of public health. The United State Environmental Protection Agency (U.S. EPA) is the federal agency designated to administer air quality regulation, while the California Air Resources Board (CARB) is the State equivalent within the California EPA (CalEPA). County-level Air Quality Management Districts (AQMD) provide local management of air quality. CARB has established air quality standards and is responsible for the control of mobile emission sources, while the local AQMDs are responsible for enforcing standards and regulating stationary sources. CARB has established 15 air basins statewide, including SCAB.

The U.S. EPA has set primary national ambient air quality standards (NAAQS) for ozone (O_3), carbon monoxide (CO), nitrogen dioxide (NO_2), sulfur dioxide (SO_2), particulate matter with a diameter of up to ten microns (PM_{10}) and up to 2.5 microns ($PM_{2.5}$), and lead (Pb). Primary standards are those levels of air quality deemed necessary, with an adequate margin of safety, to protect public health. In addition, California has established health-based ambient air quality standards for these and other pollutants, some of which are more stringent than the federal standards. Table 2 lists the current federal and State standards for regulated pollutants.

The South Coast Air Quality Management District (SCAQMD) is the designated air quality control agency in the SCAB. The SCAB is designated nonattainment for the federal and State one-hour and eight-hour ozone standards, the State PM_{10} standard, the federal 24-hour $PM_{2.5}$ standard, and the State and federal annual $PM_{2.5}$ standard. Areas of SCAB located in Orange County are also in nonattainment for lead (SCAQMD 2016a). The SCAB is designated unclassifiable or in attainment for all other federal and State standards. Characteristics of O_3, CO, NO_2, and suspended particulate matter are described below.

Table 2 Federal and State Ambient Air Quality Standards

Pollutant	Averaging Time	Federal Primary Standards	California Standards
Ozone	1-Hour	–	0.09 ppm
	8-Hour	0.070 ppm	0.070 ppm
Carbon Monoxide	8-Hour	9.0 ppm	9.0 ppm
	1-Hour	35.0 ppm	20.0 ppm
Nitrogen Dioxide	Annual	0.053 ppm	0.030 ppm
	1-Hour	0.100 ppm	0.18 ppm
Sulfur Dioxide	Annual	–	–
	24-Hour	–	0.04 ppm
	1-Hour	0.075 ppm	0.25 ppm
PM_{10}	Annual	–	20 µg/m^3
	24-Hour	150 µg/m^3	50 µg/m^3
PM_{25}	Annual	12 µg/m^3	12 µg/m^3
	24-Hour	35 µg/m^3	–
Lead	30-Day Average	–	1.5 µg/m^3
	3-Month Average	0.15 µg/m^3	–

ppm = parts per million;

µg/m^3 = micrograms per cubic meter

Source: California Air Resources Control Board (CARB) 2016a.

Ozone

Ozone is produced by a photochemical reaction (triggered by sunlight) between nitrogen oxides (NO_X) and reactive organic gases (ROG[1]). Nitrogen oxides are formed during the combustion of fuels, while reactive organic gases are formed during combustion and evaporation of organic solvents.

[1] Organic compound precursors of ozone are routinely described by a number of variations of three terms: hydrocarbons (HC), organic gases (OG), and organic compounds (OC). These terms are often modified by adjectives such as total, reactive, or volatile, and result in a rather confusing array of acronyms: HC, THC (total hydrocarbons), RHC (reactive hydrocarbons), TOG (total organic gases), ROG (reactive organic gases), TOC (total organic compounds), ROC (reactive organic compounds), and VOC (volatile organic compounds). While most of these differ in some significant way from a chemical perspective, from an air quality perspective two groups are important: non-photochemically reactive in the lower atmosphere, or photochemically reactive in the lower atmosphere (HC, RHC, ROG, ROC, and VOC). SCAQMD uses the term VOC to denote organic precursors.

Because O_3 requires sunlight to form, it mostly occurs in substantial concentrations between the months of April and October. Ozone is a pungent, colorless, toxic gas with direct health effects on humans including respiratory and eye irritation and possible changes in lung functions. Groups most sensitive to O_3 include children, the elderly, people with respiratory disorders, and people who exercise strenuously outdoors.

Carbon Monoxide

Carbon monoxide (CO) is a local pollutant that is found in high concentrations only near fuel combustion equipment and other sources of CO. The primary source of CO, a colorless, odorless, poisonous gas, is automobile traffic. Elevated concentrations, therefore, are usually only found near areas of high traffic volumes. Carbon monoxide's health effects are related to its affinity for hemoglobin in the blood. At high concentrations, CO reduces the amount of oxygen in the blood, causing heart difficulty in people with chronic diseases, reduced lung capacity, and impaired mental abilities.

Nitrogen Dioxide

Nitrogen dioxide (NO_2) is a by-product of fuel combustion, with the primary source being motor vehicles and industrial boilers and furnaces. The principal form of nitrogen oxide produced by combustion is nitric oxide (NO), but NO reacts rapidly to form NO_2, creating the mixture of NO and NO_2 commonly called NO_X. Nitrogen dioxide is an acute irritant. A relationship between NO_2 and chronic pulmonary fibrosis may exist, and an increase in bronchitis in young children at concentrations below 0.3 parts per million (ppm) may occur. NO_2 absorbs blue light and causes a reddish brown cast to the atmosphere and reduced visibility. It can also contribute to the formation of ozone/smog and acid rain.

Suspended Particulates

Atmospheric particulate matter is comprised of finely divided solids and liquids such as dust, soot, aerosols, fumes, and mists. The particulates that are of particular concern are PM_{10} (which measures no more than 10 microns in diameter) and $PM_{2.5}$, (a fine particulate measuring no more than 2.5 microns in diameter). The characteristics, sources, and potential health effects associated with PM_{10} and $PM_{2.5}$ can be different. Major man-made sources of PM_{10} are agricultural operations, industrial processes, combustion of fossil fuels, construction, demolition operations, and entrainment of road dust into the atmosphere. Natural sources include windblown dust, wildfire smoke, and sea spray salt. The finer, $PM_{2.5}$ particulates are generally associated with combustion processes as well as being formed in the atmosphere as a secondary pollutant through chemical reactions. $PM_{2.5}$ is more likely to penetrate deeply into the lungs and poses a serious health threat to all groups, but particularly to the elderly, children, and those with respiratory problems. More than half of the small and fine particulate matter that is inhaled into the lungs remains there, which can cause permanent lung damage. These materials can damage health by interfering with the body's mechanisms for clearing the respiratory tract or by acting as carriers of an absorbed toxic substance.

Current Air Quality

The SCAQMD operates a network of air quality monitoring stations throughout the SCAB. The purpose of the monitoring stations is to measure ambient concentrations of pollutants and determine whether ambient air quality meets the California and federal standards. The monitoring station located closest to the project site with measurements from 2016 to 2018 is the Anaheim–

Pampas Lane Station (CARB 30178), located at 1630 Pampas Lane, Anaheim, approximately 9.6 miles northwest of the project site. Table 3 indicates the number of days that each of the standards has been exceeded at these stations in each of the last three years for which data is available. The data collected at the stations indicates that the federal and State 8-hour ozone standards have been exceeded in all three years. The PM_{10} State standards and $PM_{2.5}$ federal standards were also exceeded all three years.

Table 3 Ambient Air Quality at the Monitoring Station

Pollutant	2016	2017	2018
8-Hour Ozone (ppm), Maximum 8-Hour Average	0.074	0.076	0.071
Number of days of State exceedances (>0.070)	4	4	1
Number of days of Federal exceedances (>0.070)	4	4	1
Ozone (ppm), Worst Hour	0.103	0.090	0.112
Number of days of State exceedances (>0.09 ppm)	2	0	1
Number of days of Federal exceedances (>0.089 ppm)	2	0	1
Nitrogen Dioxide (ppb) – Worst Hour	0.075	0.086	0.062
Number of days of State exceedances (>0.18 ppm)	0	0	0
Particulate Matter 10 microns, μg/m^3, Worst 24 Hours[1]	74.0	95.7	94.6
Number of days of State exceedances (>50 μg/m^3)	3	5	2
Number of days of Federal exceedances (>150 μg/m^3)	0	0	0
Particulate Matter <2.5 microns, μg/m^3, Worst 24 Hours[2]	44.4	53.9	63.1
Number of days above Federal standard (>35 μg/m^3)	1	7	7

Source: CARB 2018; Costa Mesa- Mesa Verde Drive Monitoring Station for O_3 and NO_2 values; Anaheim-Pampas Lane Monitoring Station for PM_x values

Air Quality Management Plan

Under State law, the SCAQMD is required to prepare a plan for air quality improvement for pollutants for which the District is in non-compliance. The SCAQMD updates the plan every three years. Each iteration of the SCAQMD's Air Quality Management Plan (AQMP) is an update of the previous plan and has a 20-year horizon. The latest AQMP, the 2016 AQMP, was adopted on March 3, 2017. It incorporates new scientific data and notable regulatory actions that have occurred since adoption of the 2012 AQMP, including the approval of the new federal 8-hour ozone standard of 0.070 ppm that was finalized in 2015. The Final 2016 AQMP addresses several State and federal planning requirements and incorporates new scientific information, primarily in the form of updated emissions inventories, ambient measurements, and updated meteorological air quality models. The Southern California Association of Government's (SCAG) socio-economic (e.g., population, housing, employment by industry) and transportation activities projections from the 2016 Regional Transportation Plan/Sustainable Communities Strategy (RTP/SCS) are integrated into the 2016 AQMP. This Plan builds upon the approaches taken in the 2012 AQMP for the attainment of federal PM and O_3 standards and highlights the significant amount of reductions to be achieved. It

emphasizes the need for interagency planning to identify additional strategies to achieve reductions within the timeframes allowed under the federal Clean Air Act, especially in the area of mobile sources. The 2016 AQMP also includes a discussion of emerging issues and opportunities, such as fugitive toxic particulate emissions, zero-emission mobile source control strategies, and the interacting dynamics among climate, energy, and air pollution. The Plan also demonstrates strategies for attainment of the new federal 8-hour O_3 standard and vehicle miles travelled (VMT) emissions offsets, as per recent U.S. EPA requirements (SCAQMD 2016b).

Sensitive Receptors

Ambient air quality standards have been established to represent the levels of air quality considered sufficient, with a margin of safety, to protect public health and welfare. They are designed to protect that segment of the public most susceptible to respiratory distress, such as children under 14; the elderly over 65; persons engaged in strenuous work or exercise; and people with cardiovascular and chronic respiratory diseases. The majority of sensitive receptor locations are schools, hospitals, and residences. The sensitive receptor closest to the project site is the Ricca Children's Learning Center approximately 230 feet north of the project site. Rainbow Home Care Services, a healthcare center for elderly and disabled individuals, is located approximately 430 feet northeast of the project site.

2.2 Impact Analysis

Methodology

This air quality analysis conforms to the methodologies recommended in the SCAQMD's *CEQA Air Quality Handbook*, as well as supplemental guidance provided by SCAQMD (1993). The SCAQMD also recommends thresholds for emissions associated with both construction and operation of the project (SCAQMD 2015).

The project's construction and operational emissions were estimated using the California Emissions Estimator Model (CalEEMod), version 2016.3.2. CalEEMod uses project-specific information, including the project's land uses, square footages for different uses (e.g., hotel and restaurant) and location, to estimate a project's construction and operational emissions. Construction emissions modeled include emissions generated by construction equipment used on-site and emissions generated by vehicle trips associated with construction, such as worker and vendor trips. According to applicant-provided information, approximately 5,928 cubic yards (CY) of soil would be excavated and exported from the project site. Based on the default CalEEMod assumption that haul trucks have a 16-CY capacity, excavation would require 371 one-way haul trips. Based on applicant-provided information, construction activities would occur over 18 months, beginning in December 2020.

Operational emissions modeled include mobile source emissions (i.e., vehicle emissions), energy emissions, and area source emissions. Mobile source emissions include emissions generated by delivery truck trips, as well as guest, customer and employee trips to and from the project site. The trip generation rates for hotels (ITE Code 310) and high-turnover sit-down restaurants (ITE Code 932) were based on average trip rates from the Institute of Transportation Engineers (ITE) 9th edition of the Trip Generation Manual (California Air Pollution Control Officers Association 2017). Emissions attributed to energy use include emissions from natural gas consumption for space and water heating. Area source emissions are generated by landscape maintenance equipment, consumer products, and architectural coating. In order to estimate construction emissions, the

proposed project was modeled assuming construction of a six-story, 79,375 square foot (sf) hotel with 139 units, a 2,000 sf restaurant, and a ground-level parking lot with 142 vehicle spaces and 6 bicycle spaces on a 2.82 acre site. Two fireplaces were modelled separately in CalEEMod to account for emissions from the two fireplaces proposed to operate inside the hotel. This analysis does not take into account operational emissions from the existing parking lot and conservatively assumes that all air pollutant emissions associated with the proposed project are net new emissions.

The construction schedule was based on specifications from the project applicant detailing the duration of site preparation, grading, building construction, paving, and architectural coating. Construction equipment was not specified and was based on CalEEMod defaults. In addition, as detailed in Section 1, *Project Description*, it was assumed the project would comply with all applicable regulatory standards, such as SCAQMD Rule 403, limiting fugitive dust.

Significance Thresholds

To determine whether a project would have a significant impact to air quality, Appendix G of the *CEQA Guidelines* requires consideration of whether a project would:

1 Conflict with or obstruct implementation of the applicable air quality plan
2 Violate any air quality standard or contribute substantially to an existing or projected air quality violation
3 Result in a cumulatively considerable net increase of any criteria pollutant for which the project region is in non-attainment under an applicable federal or State ambient air quality standard (including releasing emissions that exceed quantitative thresholds for ozone precursors)
4 Expose sensitive receptors to substantial pollutant concentrations
5 Create objectionable odors affecting a substantial number of people

Regional Significance Thresholds

The SCAQMD recommends the following quantitative regional significance thresholds for temporary construction activities and long-term project operation within the SCAB (SCAQMD 2015):

Construction Thresholds	Operational Thresholds
75 pounds per day of ROG	55 pounds per day of ROG
100 pounds per day of NO_X	55 pounds per day of NO_X
550 pounds per day of CO	550 pounds per day of CO
150 pounds per day of SO_X	150 pounds per day of SO_X
150 pounds per day of PM_{10}	150 pounds per day of PM_{10}
55 pounds per day of $PM_{2.5}$	55 pounds per day of $PM_{2.5}$

Localized Significance Thresholds

In addition to the above thresholds, the SCAQMD has developed Localized Significance Thresholds (LSTs) in response to the Governing Board's Environmental Justice Enhancement Initiative (1-4), which was prepared to update the *CEQA Air Quality Handbook*. LSTs were devised in response to concern regarding exposure of individuals to criteria pollutants in local communities and have been developed for NO_X, CO, PM_{10}, and $PM_{2.5}$. LSTs represent the maximum emissions from a project that

will not cause or contribute to an air quality exceedance of the most stringent applicable federal or State ambient air quality standard at the nearest sensitive receptor, taking into consideration ambient concentrations in each source receptor area (SRA), distance to the sensitive receptor, and project size; LSTs have been developed for emissions within construction areas up to five acres in size. However, LSTs only apply to emissions within a fixed stationary location and are not applicable to mobile sources, such as cars on a roadway (SCAQMD 2008a). As such, LSTs are typically applied only to construction emissions as the majority of operational emissions are associated with project-generated vehicle trips.

The project site is located in Source Receptor Area 17 (SRA 17), Central Orange County, and is 2.82 acres in size (SCAQMD 2008a). The SCAQMD provides LSTs for one-, two-, and five-acre project sites at distances of 82 to 1,640 feet (25 to 500 meters) from the project site boundary. The project site is greater than two acres; accordingly, this analysis uses LSTs for construction on a site that is five acres (see Table 4). The sensitive receptors closest to the project site are the Ricca Children's Learning Center approximately 230 feet north of the project site and Rainbow Home Care Services approximately 430 feet northeast of the project site.. According to the SCAQMD *Final Localized Significance Threshold Methodology* (2008), projects with boundaries located closer than 656 feet (200 meters) to the nearest receptor should use the LSTs for receptors located at 656 feet (200 meters). Therefore, for the purpose of this analysis, it is assumed that the nearest receptor is located at a distance of 656 feet. Based on SCAQMD's *Final LST Methodology*, LSTs for a 2.82-acre project site were estimated based on the five-acre LSTs, shown in Table 4.

Table 4 SCAQMD LSTs for Construction (SRA-17)

Pollutant	Allowable Emissions from a Five-Acre Site in SRA-17 for a Receptor 656 Feet Away
Gradual conversion of NO_X to NO_2	202
CO	4,018
PM_{10}	88
$PM_{2.5}$	32

Source: SCAQMD 2009.

Impact Analysis

CEQA Appendix G Air Quality Threshold 1
Conflict with or obstruct implementation of the applicable air quality plan?

A project is considered consistent with the AQMP if the population, housing, or employment growth that it generates is within forecasts used in the development of the AQMP. The 2016 AQMP relies on forecasts prepared by SCAG, which are incorporated in the 2016 RTP/SCS. Therefore, the proposed project would be consistent with the AQMP if it would result in population, housing, and employment growth consistent with SCAG population forecasts presented in the 2016 RTP/SCS.

The proposed project involves the construction of a 79,375 sf, six-story hotel and a 2,000 sf restaurant. The hotel would include 139 units, a pool, gym, roof deck and two natural gas fireplaces. The project does not include any residences; therefore, it would not involve any direct growth in population or housing.

According to the project applicant, the project would employ approximately 66 people, including restaurant and hotel staff. Projections for the City of Santa Ana estimate that employment will increase from 154,800 in 2012 to 166,000 by 2040 (RTP/SCS), for a total growth of 11,200 employees. Therefore, the 66 new employees would contribute less than one percent to the City's projected employment growth. The project would be consistent with employment growth in the City of Santa Ana and was anticipated in SCAG's long-term employment forecasts. Because project employment would be within the growth projections contained in the AQMP, the project would not conflict with or obstruct implementation of the AQMP.

CEQA Appendix G Air Quality Threshold 2
Result in a cumulatively considerable net increase of any criteria pollutant for which the project region is in non-attainment under an applicable federal or state ambient air quality standard?

Construction Activity Impacts

Table 5 summarizes the estimated maximum daily emissions (lbs) of pollutants associated with construction of the proposed project. As shown therein, ROG, NO_X, CO, PM_{10}, and $PM_{2.5}$ emissions would not exceed SCAQMD's recommended regional construction thresholds or LSTs. Therefore, the project would not violate any air quality standard or contribute substantially to an existing or projected air quality violation.

Table 5 Project Construction Emissions

	Maximum Emissions[1] (lbs/day)				
Year	ROG	NO_x	CO	PM_{10}	$PM_{2.5}$
2020	4.2	42.5	22.2	10.5	6.5
2021	4.0	40.6	21.8	<0.1	6.4
2022	36.6	17.9	18.7	<0.1	1.0
SCAQMD Regional Threshold	75	100	550	150	55
Threshold Exceeded?	No	No	No	No	No
Maximum on-site	36.6	42.5	22.2	10.5	6.5
SCAQMD Localized Significance Threshold (On-site only)	N/A	202	4,018	88	32
Threshold Exceeded?	N/A	No	No	No	No

Notes: All emissions modeling was completed using CalEEMod. See Appendix A for modeling results. Emission data is pulled from "mitigated" results, which account for compliance with regulations and project design features. Emissions presented are the highest of the winter and summer modeled emissions.

Operational Impact

Table 6 summarizes the proposed project's operational emissions by emission source. The majority of project-related operational emissions would be due to vehicle trips to and from the site. Emissions produced by fireplaces in the hotel were modeled separately and added to the overall project emissions. As shown in Table 6, the net increase in emissions would not exceed SCAQMD regional thresholds for criteria pollutants. Therefore, the project would not violate any air quality standard or contribute substantially to an existing or projected air quality violation. In addition,

because criteria pollutant emissions and regional thresholds are cumulative in nature, the project would not result in a cumulatively considerable net increase of any criteria pollutant.

Table 6 Project Operational Emissions

	Maximum Daily Emissions (lbs/day)					
Emission Source	**ROG**	**NO_x**	**CO**	**SO_x**	**PM_{10}**	**$PM_{2.5}$**
Area	1.8	<0.1	<0.1	0.0	<0.1	<0.1
Energy	0.1	1.3	1.1	<0.1	<0.1	<0.1
Mobile	2.0	10.0	22.2	<0.1	6.8	1.9
Total Project Emissions	4.0	11.1	23.3	<0.1	6.8	1.9
SCAQMD Thresholds	55	55	550	150	150	55
Threshold Exceeded?	No	No	No	No	No	No

Notes: All emissions modeling was completed using CalEEMod. See Appendix A for modeling results. Some numbers may not add up due to rounding. Emission data is pulled from "mitigated" results that include compliance with regulations and project design features that will be included in the project. Emissions presented are the highest of the winter and summer modeled emissions.

CEQA Appendix G Air Quality Threshold 3
Expose sensitive receptors to substantial pollutant concentrations?

CEQA Appendix G Air Quality Threshold 4
Result in other emissions (such as those leading to odors) adversely affecting a substantial number of people?

Localized Carbon Monoxide Hotspot Impact

A carbon monoxide (CO) hotspot is a localized concentration of CO that is above a CO ambient air quality standard. Localized CO hotspots can occur at intersections with heavy peak hour traffic. Specifically, hotspots can be created at intersections where traffic levels are sufficiently high such that the local CO concentration exceeds the federal one-hour standard of 35.0 parts per million (ppm) or the federal and State eight-hour standard of 9.0 ppm (CARB 2016a).

The entire SCAB is in conformance with State and federal CO standards and most air quality monitoring stations no longer report CO levels. No stations within the vicinity of the project site have monitored CO in the last six years. In 2012, the Anaheim-Pampas Lane Station, the nearest station to the project site, detected an 8-hour maximum CO concentration of 2.3 ppm (U.S. EPA 2017). This level is substantially below the State and federal standard of 9 ppm. In addition, as shown in Table 6, the net increase of daily CO emissions would be approximately 23.3 pounds, which is well below the SCAQMD threshold of 550 pounds and the project would not exceed the LST threshold for CO. Both the SCAQMD's regional thresholds and LSTs are designed to be protective of public health. Based on the low background level of CO in the project area, ever-improving vehicle emissions standards for new cars in accordance with state and federal regulations, and the project's low level of operational CO emissions, the project would not create new hotspots or contribute substantially to existing hotspots. Localized air quality impacts related to CO hot spots would not occur.

Objectionable Odor Impact

The SCAQMD's 1993 *CEQA Air Quality Handbook* identifies land uses associated with odor complaints as agriculture uses, wastewater treatment plants, chemical and food processing plants, composting, refineries, landfills, dairies, and fiberglass molding. In addition, the project would have to comply with SCAQMD Rule 402, which prohibits the discharge of air contaminants that would cause injury, detriment, nuisance, or annoyance to the public. Therefore, the proposed project would not generate objectionable odors affecting a substantial number of people.

Toxic Air Contaminants

CARB has identified diesel particulate matter as the primary airborne carcinogen in the State (CARB 2016b). A primary source of diesel particulate matter is exhaust from vehicle traffic on highways. CARB's 2005 *Air Quality and Land Use Handbook: A Community Health Perspective* recommends against siting sensitive land uses within 500 feet of a freeway or urban roads with more than 100,000 vehicles per day. The project site is located approximately 85 feet north of the Costa Mesa Freeway (Route 55) and 25 feet north of the nearest freeway offramp. The other nearest major roadway within 500 feet of the project site is South Grand Avenue, which is approximately 25 feet west of the project site. Despite its proximity to two major roadways, the proposed hotel and restaurant project are not defined by CARB as sensitive land uses, which include schools, residences, and medical facilities frequented by vulnerable populations. Therefore, the proposed project would not expose sensitive populations to substantial pollutant concentrations from freeway or roadway sources.

With respect to stationary sources, a review of SCAQMD's Facility INformation Detail (F.I.N.D.) database indicates that there are a commercial printing facility (Vanier Graphics Corp.), three restaurants (Crazy Horse Steakhouse, The Flame Broiler, and Spoons Grill and Bar), and one motel (Super 8 Lodge) within 1,000 feet of the project site. All facilities are listed as active, though none have listed emissions. Only one restaurant, Spoons Grill and Bar, has listed stationary equipment (natural gas charbroiler) requiring a permit for emissions, and its permit is currently inactive. Therefore, no facility is a source of toxic air contaminants in the vicinity of the project site. Due to the lack of operating stationary sources within 1,000 feet of the project site, the proposed hotel and restaurant would not be exposed to substantial pollutant concentrations from stationary sources.

3 Greenhouse Gases

This section analyzes greenhouse gas (GHG) emissions associated with the project and potential impacts related to climate change.

3.1 Background

Climate Change and Greenhouse Gases

Climate change is the observed increase in the average temperature of Earth's atmosphere and oceans along with other substantial changes in climate (such as wind patterns, precipitation, and storms) over an extended period of time. The term "climate change" is often used interchangeably with the term "global warming," but "climate change" is preferred to "global warming" because it helps convey that there are other changes in addition to rising temperatures. The baseline against which these changes are measured originates in historical records identifying temperature changes that have occurred in the past, such as during previous ice ages. The global climate is continuously changing, as evidenced by repeated episodes of substantial warming and cooling documented in the geologic record. The rate of change has typically been incremental, with warming or cooling trends occurring over the course of thousands of years. The past 10,000 years have been marked by a period of incremental warming, as glaciers have steadily retreated across the globe. However, scientists have observed substantial acceleration in the rate of warming during the past 150 years (United Nations Intergovernmental Panel on Climate Change [IPCC] 2014). The understanding of anthropogenic warming and cooling influences on climate has led to a high confidence (95 percent or greater chance) that the global average net effect of human activities has been the dominant cause of warming since the mid-20th century (IPCC 2014).

Gases that absorb and re-emit infrared radiation in the atmosphere are called GHGs. The gases widely seen as the principal contributors to human-induced climate change include carbon dioxide (CO_2), methane (CH_4), nitrous oxides (N_2O), fluorinated gases such as hydrofluorocarbons (HFC) and perfluorocarbons (PFC), and sulfur hexafluoride (SF_6). Water vapor is excluded from the list of GHGs because it only stays in the atmosphere for a short time and its atmospheric concentrations are largely determined by natural processes, such as oceanic evaporation.

Both natural processes and human activities emit GHGs. CO_2 and CH_4 are emitted in the greatest quantities from human activities. Emissions of CO_2 are largely by-products of fossil fuel combustion, whereas CH4 results from off-gassing associated with agricultural practices and landfills. Observations of CO_2 concentrations, globally-averaged temperature, and sea level rise are generally well within the range of the extent of the earlier IPCC projections. The recently observed increases in CH_4 and N_2O concentrations are smaller than those assumed in the scenarios in the previous assessments. Each IPCC assessment has used new projections of future climate change that have become more detailed as the models have become more advanced.

Manmade GHGs, many of which have greater heat-absorption potential than CO_2, include fluorinated gases, such as SF_6 (CalEPA 2006). Different types of GHGs have varying global warming potentials (GWP). The GWP of a GHG is the potential of a gas or aerosol to trap heat in the atmosphere over a specified timescale (generally 100 years). Because GHG absorb different amounts of heat, a common reference gas (CO_2) is used to relate the amount of heat absorbed to the amount of the gas emissions, referred to as "carbon dioxide equivalent" (CO_2e), and is the

amount of a GHG emitted multiplied by its GWP. CO_2 has a 100-year GWP of one. By contrast, CH_4 has a GWP of 25, meaning its global warming effect is 25 times greater than CO_2 on a molecule per molecule basis (IPCC 2007).

The accumulation of GHGs in the atmosphere regulates the earth's temperature. Without the natural heat trapping effect of GHGs, Earth's surface would be about 34°C cooler (CalEPA 2006). However, emissions from human activities, particularly the consumption of fossil fuels for electricity production and transportation, have elevated the concentration of these gases in the atmosphere beyond the level of naturally occurring concentrations.

Greenhouse Gas Emissions Inventory

Global

Worldwide anthropogenic emissions of GHG were approximately 46,000 million metric tons (MMT, or gigatonne) of CO_2e in 2010 (IPCC 2014). CO_2 emissions from fossil fuel combustion and industrial processes contributed about 65 percent of total emissions in 2010. Of anthropogenic GHGs, CO_2 was the most abundant accounting for 76 percent of total 2010 emissions. CH_4 emissions accounted for 16 percent of the 2010 total, while N_2O and fluorinated gases account for six and two percent, respectively (IPCC 2014).

Federal

Total U.S. GHG emissions were 6,586.7 MMT CO_2e in 2015 (USEPA 2017). Total U.S. emissions have increased by 3.5 percent since 1990; emissions decreased by 2.3 percent from 2014 to 2015 (USEPA 2017). The decrease from 2014 to 2015 was a result of multiple factors, including: (1) substitution from coal to natural gas consumption in the electric power sector; (2) warmer winter conditions in 2015 resulting in a decreased demand for heating fuel in the residential and commercial sectors; and (3) a slight decrease in electricity demand (USEPA 2017). Since 1990, U.S. emissions have increased at an average annual rate of 0.2 percent. In 2015, the industrial and transportation end-use sectors accounted for 29 percent and 27 percent of CO_2 emissions (with electricity-related emissions distributed), respectively. Meanwhile, the residential and commercial end-use sectors accounted for 16 percent and 17 percent of CO_2 emissions, respectively (USEPA 2017).

California

Based on CARB's California Greenhouse Gas Inventory for 2000-2016, California produced 429.4 MMT CO_2e in 2016 (CARB 2018a). The largest source of GHGs in California is transportation, which generates 41 percent of the state's total GHG emissions. The industrial sector is the second largest source, generating 23 percent of the state's GHG emissions. Electric power accounted for approximately 16 percent (CARB 2018a). California emissions are due in part to its large size and large population compared to other states. However, California's mild climate reduces per capita fuel use and GHG emissions compared to other states. CARB has projected that statewide unregulated GHG emissions for the year 2020 will be 509 MMT CO_2e (CARB 2018b). These projections represent the emissions that would be expected to occur in the absence of any GHG reduction actions.

Potential Effects of Climate Change

Globally, climate change has the potential to affect numerous environmental resources through potential impacts related to future air, land, and water temperatures and precipitation patterns.

Scientific modeling predicts that continued GHG emissions at or above current rates would induce more extreme climate changes during the 21st century than were observed during the 20th century. Long-term trends have found that each of the past three decades has been warmer than all the previous decades in the instrumental record, and the decade from 2000 through 2010 has been the warmest. The global combined land and ocean temperature data show an increase of about 0.89°C (0.69°C–1.08°C) over the period 1901–2012 and about 0.72°C (0.49°C–0.89°C) over the period 1951–2012 when described by a linear trend. Several independently analyzed data records of global and regional Land-Surface Air Temperature (LSAT) obtained from station observations are in agreement that LSAT, as well as sea surface temperatures, has increased. In addition to these findings, there are identifiable signs that global warming is currently taking place, including substantial ice loss in the Arctic over the past two decades (IPCC 2014).

According to *California's Fourth Climate Change Assessment*, statewide temperatures from 1986 to 2016 were approximately 0.6 to 1.1°C higher than those recorded from 1901 to 1960. Potential impacts of climate change in California may include reduced water supply from snow pack, sea level rise, more extreme heat days per year, more large forest fires, and more drought years (State of California 2018). While there is growing scientific consensus about the possible effects of climate change at a global and statewide level, current scientific modeling tools are unable to predict what local impacts may occur with a similar degree of accuracy. In addition to statewide projections, *California's Fourth Climate Change Assessment* includes regional reports that summarize climate impacts and adaptation solutions for nine regions of the state and regionally-specific climate change case studies (State of California 2018). A summary follows of some of the potential effects that could be experienced in California as a result of climate change.

Air Quality

Higher temperatures, which are conducive to air pollution formation, could worsen air quality in many areas of California. Climate change may increase the concentration of ground-level O_3, but the magnitude of the effect, and therefore its indirect effects, are uncertain. If higher temperatures are accompanied by drier conditions, the potential for large wildfires could increase, which, in turn, would further worsen air quality. However, if higher temperatures are accompanied by wetter, rather than drier conditions, the rains would tend to temporarily clear the air of particulate pollution and reduce the incidence of large wildfires, thereby ameliorating the pollution associated with wildfires. Additionally, severe heat accompanied by drier conditions and poor air quality could increase the number of heat-related deaths, illnesses, and asthma attacks throughout the State (California Energy Commission [CEC] 2009).

Water Supply

Analysis of paleoclimatic data (such as tree-ring reconstructions of stream flow and precipitation) indicates a history of naturally and widely varying hydrologic conditions in California and the west, including a pattern of recurring and extended droughts. Uncertainty remains with respect to the overall impact of climate change on future water supplies in California. However, the average early spring snowpack in the Sierra Nevada decreased by about 10 percent during the last century, a loss of 1.5 million acre-feet of snowpack storage. During the same period, sea level rose eight inches along California's coast. California's temperature has risen 1°F, mostly at night and during the winter, with higher elevations experiencing the highest increase. Many Southern California cities have experienced their lowest recorded annual precipitation twice within the past decade. In a span

of only two years, Los Angeles experienced both its driest and wettest years on record (California Department of Water Resources [DWR] 2008; California Climate Change Center [CCCC] 2009).

This uncertainty complicates the analysis of future water demand, especially where the relationship between climate change and its potential effect on water demand is not well understood. The Sierra snowpack provides the majority of California's water supply by accumulating snow during the state's wet winters and releasing it slowly during the state's dry springs and summers. Based upon historical data and modeling DWR projects that the Sierra snowpack will experience a 25 to 40 percent reduction from its historic average by 2050. Climate change is also anticipated to bring warmer storms that result in less snowfall at lower elevations, reducing the total snowpack (California DWR 2008).

Hydrology and Sea Level Rise

As discussed above, climate change could potentially affect: the amount of snowfall, rainfall, and snow pack; the intensity and frequency of storms; flood hydrographs (flash floods, rain or snow events, coincidental high tide and high runoff events); sea level rise and coastal flooding; coastal erosion; and the potential for salt water intrusion. According to The Impacts of Sea-Level Rise on the California Coast, prepared by the CCCC (CCCC 2009), climate change has the potential to induce substantial sea level rise in the coming century. The rising sea level increases the likelihood and risk of flooding. The rate of increase of global mean sea levels over the 2001-2010 decade, as observed by satellites, ocean buoys and land gauges, was approximately 3.2 mm per year, which is double the observed 20th century trend of 1.6 mm per year (World Meteorological Organization [WMO] 2013). As a result, sea levels averaged over the last decade were about 8 inches higher than those of 1880 (WMO 2013). Sea levels are rising faster now than in the previous two millennia, and the rise is expected to accelerate, even with robust GHG emission control measures. The most recent IPCC report (2013) predicts a mean sea level rise of 11-38 inches by 2100. This prediction is more than 50 percent higher than earlier projections of 7-23 inches, when comparing the same emissions scenarios and time periods. A rise in sea levels could result in coastal flooding and erosion and could jeopardize California's water supply due to saltwater intrusion. In addition, increased CO_2 emissions can cause oceans to acidify due to the carbonic acid it forms. Increased storm intensity and frequency could affect the ability of flood-control facilities, including levees, to handle storm events.

Ecosystems and Wildlife

Climate change and the potential resulting changes in weather patterns could have ecological effects on the local and global levels. Increasing concentrations of GHGs are likely to accelerate the rate and severity of climate change impacts. Scientists project that the average global surface temperature could rise by 1.0-4.5°F (0.6-2.5°C) in the next 50 years, and 2.2-10°F (1.4-5.8°C) during the next century, with substantial regional variation. Soil moisture is likely to decline in many regions, and intense rainstorms are likely to become more frequent. Rising temperatures could have four major impacts on plants and animals: (1) timing of ecological events; (2) geographic range; (3) species' composition within communities; and (4) ecosystem processes, such as carbon cycling and storage (Parmesan 2006).

3.2 Regulatory Setting

The following regulations address both climate change and GHG emissions.

Federal Regulations

The U.S. Supreme Court in *Massachusetts et al. v. Environmental Protection Agency et al*. ([2007] 549 U.S. 05-1120) held that the U.S. EPA has the authority to regulate motor-vehicle GHG emissions under the federal Clean Air Act. The U.S. EPA issued a Final Rule for mandatory reporting of GHG emissions in October 2009. This Final Rule applies to fossil fuel suppliers, industrial gas suppliers, direct GHG emitters, and manufacturers of heavy-duty and off-road vehicles and vehicle engines, and requires annual reporting of emissions. In 2012, the U.S. EPA issued a Final Rule that establishes the GHG permitting thresholds that determine when CAA permits under the New Source Review Prevention of Significant Deterioration (PSD) and Title V Operating Permit programs are required for new and existing industrial facilities.

In 2014, the U.S. Supreme Court in *Utility Air Regulatory Group v. EPA* (134 S. Ct. 2427 [2014]) held that U.S. EPA may not treat GHGs as an air pollutant for purposes of determining whether a source is a major source required to obtain a PSD or Title V permit. The Court also held that PSD permits that are otherwise required (based on emissions of other pollutants) may continue to require limitations on GHG emissions based on the application of Best Available Control Technology (BACT).

California Regulations

The State of California considers GHG emissions and the impacts of climate change to be a serious threat to the public health, environment, economic well-being, and natural resources of California, and has taken an aggressive stance to mitigate the State's impact on climate change through the adoption of policies and legislation. CARB is responsible for the coordination and oversight of State and local air pollution control programs in California. California has numerous regulations aimed at reducing the State's GHG emissions. Some of the major initiatives are summarized below.

Assembly Bill 32

California's major initiative for reducing GHG emissions is outlined in Assembly Bill 32 (AB 32), the "California Global Warming Solutions Act of 2006," signed into law in 2006. AB 32 codifies the statewide goal of reducing GHG emissions to 1990 levels by 2020 (essentially a 15 percent reduction below 2005 emission levels; the same requirement as under S-3-05), and requires the ARB to prepare a Scoping Plan that outlines the main State strategies for reducing GHGs to meet the 2020 deadline. In addition, AB 32 requires the ARB to adopt regulations to require reporting and verification of State's largest industrial emitters (ARB 2017d).

The ARB approved the initial AB 32 Scoping Plan on December 11, 2008 and a 2020 Statewide GHG emission limit of 427 million metric tons (MMT) of carbon dioxide equivalents (CO_2e) was established. The Scoping Plan also included measures to address GHG emission reduction strategies related to energy efficiency, water use, and recycling and solid waste, among other measures. Many of the GHG reduction measures included in the Scoping Plan (e.g., Low Carbon Fuel Standard, Advanced Clean Car standards, and Cap-and-Trade) have been adopted since approval of the Scoping Plan.

Senate Bill 375

SB 375, signed in August 2008, enhances the State's ability to reach AB 32 goals by directing CARB to develop regional GHG emission reduction targets to be achieved from passenger vehicles for 2020 and 2035. In addition, SB 375 directs each of the State's 18 major Metropolitan Planning Organizations (MPO) to prepare a "sustainable communities strategy" (SCS) that contains a growth strategy to meet these emission targets for inclusion in the Regional Transportation Plan (RTP). On March 22, 2018, CARB adopted updated regional targets for reducing GHG emissions from 2005 levels by 2020 and 2035. SB 375 also provides the option for the coordinated development of subregional plans by the subregional councils of governments and the county transportation commissions to meet SB 375 requirements

Senate Bill 32

On September 8, 2016, the governor signed SB 32 into law, extending AB 32 by requiring the State to further reduce GHGs to 40 percent below 1990 levels by 2030 (the other provisions of AB 32 remain unchanged). On December 14, 2017, CARB adopted the 2017 Scoping Plan, which provides a framework for achieving the 2030 target. The 2017 Scoping Plan relies on the continuation and expansion of existing policies and regulations, such as the Cap-and-Trade Program, as well as implementation of recently adopted policies and policies, such as SB 1383. The 2017 Scoping Plan also puts an increased emphasis on innovation, adoption of existing technology, and strategic investment to support its strategies. As with the 2013 Scoping Plan Update, the 2017 Scoping Plan does not provide project-level thresholds for land use development. Instead, it recommends that local governments adopt policies and locally-appropriate quantitative thresholds consistent with statewide per capita goals of six metric tons (MT) of CO_2e by 2030 and two MT of CO_2e by 2050 (CARB 2017). As stated in the 2017 Scoping Plan, these goals may be appropriate for plan-level analyses (city, county, subregional, or regional level), but not for specific individual projects because they include all emissions sectors in the state (CARB 2017).

Senate Bill 1383

Adopted in September 2016, SB 1383 requires the CARB to approve and begin implementing a comprehensive strategy to reduce emissions of short-lived climate pollutants. The bill requires the strategy to achieve the following reduction targets by 2030:

- Methane – 40 percent below 2013 levels
- Hydrofluorocarbons – 40 percent below 2013 levels
- Anthropogenic black carbon – 50 percent below 2013 levels

The bill also requires CalRecycle, in consultation with the State board, to adopt regulations that achieve specified targets for reducing organic waste in landfills.

Senate Bill 97

Senate Bill (SB) 97, signed in August 2007, acknowledges that climate change is an environmental issue that requires analysis in CEQA documents. In March 2010, the California Resources Agency (Resources Agency) adopted amendments to the *CEQA Guidelines* for the feasible mitigation of GHG emissions or the effects of GHG emissions. The adopted guidelines give lead agencies the discretion to set quantitative or qualitative thresholds for the assessment and mitigation of GHGs and climate change impacts. Specifically, Section 15183.5(b)(1)A-G of Title 14 of the California Code of Regulations was amended to state that a GHG Reduction Plan, or Climate Action Plan (CAP), may be

used for tiering and streamlining the analysis of GHG emissions in subsequent CEQA project evaluation provided that the CAP does the following:

- Quantifies GHG emissions both existing and projected over a specific period of time, resulting from activities within a defined geographical area.
- Establishes a level, based on substantial evidence, below which the contribution to GHG emissions from activities covered by the plan would not be cumulatively considerable.
- Identifies and analyzes the GHG emissions resulting from specific actions or categories of actions anticipated within the geographic area.
- Specifies measures or a group of measures, including performance standards, that substantial evidence demonstrates, if implemented on a project-by-project basis, would collectively achieve the specified emissions level.
- Establishes a mechanism to monitor the plan's progress toward achieving the level and to require amendment if the plan is not achieving specified levels.
- Is adopted in a public process following environmental review.

Senate Bill 1000

SB 1000 was signed in 2016, further codifying the State's commitment to environmental justice and equity when dealing with populations that will be disproportionately affected by climate change. SB 1000 requires all cities to include an Environmental Justice element into their next General Plan update of two or more elements.

Senate Bill 100

SB 100 was signed in September 10, 2018. SB 100 supports the reduction of GHG emissions from the electricity sector by accelerating the state's Renewables Portfolio Standard (RPS) Program, which was last updated by SB 350 in 2015. SB 100 requires electricity providers to increase procurement from eligible renewable energy resources to 33 percent of total retail sales by 2020, 44 percent by 2024, 60 percent by 2030, and 100 percent by 2045.

Executive Order B-55-18

Also signed in September 2018 by Governor Brown, EO B-55-18 commits the State to carbon neutrality by 2045. It directs CARB to work with State agencies to develop a framework to reach this goal. Like SB 100's 2045 commitment, the EO leaves room for a flexible mix of energy sources and emission reduction methods.

California Environmental Quality Act

Pursuant to the requirements of SB 97, the Resources Agency has adopted amendments to the *CEQA Guidelines* for the feasible mitigation of GHG emissions or the effects of GHG emissions. The adopted *CEQA Guidelines* provide general regulatory guidance on the analysis and mitigation of GHG emissions in CEQA documents, while giving lead agencies the discretion to set quantitative or qualitative thresholds for the assessment and mitigation of GHGs and climate change impacts. To date, a variety of air districts have adopted quantitative significance thresholds for GHGs. The SCAQMD threshold, which was adopted in December 2008 and is designed to achieve emission reductions in the Basin consistent with Statewide GHG reductions codified under AB 32, considers emissions of over 10,000 MT CO_2e/year to be significant (SCAQMD 2008b). However, the SCAQMD's

threshold applies only to stationary sources and is expressly intended to apply only when the SCAQMD is the CEQA lead agency.

Regional Regulations

SCAG RTP/SCS

As discussed above, SB 375 requires MPOs to prepare an RTP/SCS that will achieve regional emission reductions through sustainable transportation and growth strategies. On September 23, 2010, the CARB adopted final regional targets for reducing GHG emissions from 2005 levels by 2020 and 2035. SCAG was assigned targets of an 8 percent reduction in GHGs from transportation sources by 2020 and a 13 percent reduction in GHGs from transportation sources by 2035. Most recently, SCAG adopted the *2016-2040 RTP/SCS* on April 7, 2016. It includes a number of strategies and objectives to encourage transit-oriented and infill development and use of alternative transportation to minimize vehicle use.

Local Regulations

The City of Santa Ana adopted a Climate Action Plan (CAP) in December 2015 (Santa Ana 2015). The CAP represents the City's commitment to improving quality of life by reducing carbon pollution and energy use from municipal operations and from the community as a whole. To develop the CAP, an emissions inventory was conducted to determine baseline GHG emissions from the community and from municipal operations for the calendar year 2008.

In 2014, the City Council adopted emissions reduction goals for the CAP. For community-wide emissions, the reduction goal is 15 percent below the baseline year 2008 by 2020 and 30 percent below the baseline year 2008 by 2035. For municipal operations emissions the reduction goal is 30 percent by 2020 and 40 percent by 2035. Based on community input, suggestions from City staff, analysis of other communities' climate action plans, and consultant recommendations, a list of measures to reduce emissions was developed. These measures address emissions in five sectors: transportation and land use, energy, solid waste, water, and wastewater (Santa Ana 2015). Per the requirements of CEQA 15183.5(b), the CAP is considered a qualified GHG reduction plan.

3.3 Impact Analysis

Significance Thresholds

To determine whether a project would have a significant impact to greenhouse gas emissions, Appendix G of the *CEQA Guidelines* requires consideration of whether a project would:

1. Generate greenhouse gas emissions, either directly or indirectly, that may have a significant impact on the environment
2. Conflict with any applicable plan, policy, or regulation adopted for the purpose of reducing the emissions of greenhouse gases

The majority of individual projects do not generate sufficient GHG emissions to create significant project-specific environment effects. However, the environmental effects of a project's GHG emissions can contribute incrementally to cumulative environmental effects that are significant, contributing to climate change, even if an individual project's environmental effects are limited (CEQA Guidelines Section 15064[h][1]). The issue of a project's environmental effects and

contribution towards climate change typically involves an analysis of whether or not a project's contribution towards climate change is cumulatively considerable. Cumulatively considerable means that the incremental effects of an individual project are significant when viewed in connection with the effects of past projects, other current projects, and probable future projects (CEQA Guidelines, §15064[h][1]).

According to the *CEQA Guidelines*, projects can tier off a qualified GHG reduction plan, which allows for project-level evaluation of GHG emissions through the comparison of the project's consistency with the GHG reduction policies included in a qualified GHG reduction plan. This approach is considered by the Association of Environmental Professionals (AEP) in their white paper, Beyond Newhall and 2020, to be the most defensible approach presently available under CEQA to determine the significance of a project's GHG emissions (2016). As mentioned under "Local Regulations," the City of Santa Ana has adopted a qualified GHG reduction plan. For the purposes of this analysis the project's significance is determined by consistency with the CAP, which is consistent with the 2017 Scoping Plan and emission reduction targets per SB 32. GHG emissions associated with the proposed project would be less than significant if the project is consistent with the City's CAP.. For informational purposes, the net-generated GHG emissions were also quantified.

Methodology

For informational purposes, CO_2, CH_4, and N_2O emissions were calculated to identify the magnitude and nature of the project's potential GHG emissions and environmental effects. The analysis focuses on CO_2, CH_4, and N_2O because these make up 98.9 percent of all GHG emissions by volume (IPCC 2007) and are the GHG emissions that the project would emit in the largest quantities. Emissions of all GHGs are converted into their equivalent GWP in MT of CO_2e. Small amounts of other GHGs (such as chlorofluorocarbons [CFCs]) would also be emitted; however, these other GHGs would not substantially add to the total GHG emissions. Calculations are based on the methodologies discussed in the CAPCOA *CEQA and Climate Change* white paper (2008) and include the use of the California Climate Action Registry (CCAR) *General Reporting Protocol* (CCAR 2009).

The project's construction and operational emissions were estimated using the California Emissions Estimator Model (CalEEMod), version 2016.3.2, consistent with the methods for air quality analysis described in Section 2.2, *Methodology*. CalEEMod results are included in Appendix A.

Operational Emissions

CalEEMod provides operational emissions of CO_2 and CH_4 associated with energy use, area sources, waste generation, water use and conveyance, and project-generated vehicle trips (i.e., mobile sources). Emissions from energy use include emissions from electricity and natural gas use. The emissions factors for natural gas combustion are based on EPA's AP-42, (Compilation of Air Pollutant Emissions Factors) and CCAR. Electricity emissions are calculated by multiplying the energy use times the carbon intensity of the utility district per kilowatt hour (CAPCOA 2017). The default electricity consumption values in CalEEMod include the CEC sponsored California Commercial End Use Survey (CEUS) and Residential Appliance Saturation Survey (RASS) studies.

Emissions associated with area sources, including consumer products, landscape maintenance, and architectural coating were calculated in CalEEMod and utilize standard emission rates from CARB, U.S. EPA, and AQMD-supplied emission factor values.

Emissions from waste generation were also calculated in CalEEMod and are based on the IPCC's methods for quantifying GHG emissions from solid waste using the degradable organic content of

waste (CAPCOA 2016). Waste disposal rates by land use and overall composition of municipal solid waste in California are primarily based on data provided by the California Department of Resources Recycling and Recovery (CalRecycle).

Emissions from water and wastewater use calculated in CalEEMod are based on the default electricity intensity from the CEC's 2006 Refining Estimates of Water-Related Energy Use in California using the average values for Northern and Southern California.

For mobile sources, CO_2 and CH_4 emissions from vehicle trips to and from the project site were quantified using CalEEMod. Because CalEEMod does not calculate N_2O emissions from mobile sources, N_2O emissions were quantified using the CCAR General Reporting Protocol (January 2009) direct emissions factors for mobile combustion, VMT for each trip-generating land use (calculated by CalEEMod based on trip generation rates), and the vehicle fleet for each land use. N_2O calculations and conversion into MT of CO_2e are provided in Appendix A.

Similar to criteria pollutant emissions, the operational emissions generated by the existing medical office building were subtracted from the emissions generated by the proposed project to calculate the net-new emissions.

Construction Emissions

Although construction activity is addressed in this analysis, CAPCOA does not discuss whether any of the suggested threshold approaches adequately address impacts from temporary construction activity. As stated in *CEQA and Climate Change*, "more study is needed to make this assessment or to develop separate thresholds for construction activity" (CAPCOA 2008). In accordance with SCAQMD's recommendation, GHG emissions from construction of the project were amortized over a 30-year period (the assumed life of the project) and added to annual operational emissions (SCAQMD 2008c).

Construction of the proposed project would generate temporary GHG emissions primarily due to the operation of construction equipment and truck trips. Complete CalEEMod results can be viewed Appendix A.

Impact Analysis

CEQA Appendix G GHG Threshold 1
Generate greenhouse gas emissions, either directly or indirectly, that may have a significant impact on the environment?

CEQA Appendix G GHG Threshold 2
Conflict with any applicable plan, policy, or regulation adopted for the purpose of reducing the emissions of greenhouse gases?

Consistency with GHG Reduction Plans and Policies

The City of Santa Ana adopted a CAP in December 2015. Table 7 summarizes the project's consistency with applicable CAP measures. The project would be consistent with applicable regional and local plans and policies to reduce GHG emissions.

Table 7 Consistency with Applicable Santa Ana Climate Action Plan Measures

Measure	Project Consistency
Transportation and Land Use	
End of trip Facilities in New Projects The City will amend its Municipal Code to require the placement of end-of-trip facilities in new office and larger retail buildings meeting certain criteria (for example, those larger than 25,147 square feet). The City will perform additional analysis to determine the appropriate criteria.	**Consistent** The proposed project would include ten bicycle parking spaces. Four bicycle parking spaces would be allocated to the restaurant, and six would be allocated to the hotel.
Energy	
Property Assessed Clean Energy (PACE) Financing for Commercial Properties PACE is an energy efficiency financing program operated by private contractors in many communities in California. PACE financing is available for a wide range of energy and water saving measures, and for renewable energy generation. Repayment of loans through the program is made on the property tax bill for the property. Communities must opt into the program, the Santa Ana program began January 2015. PACE makes it easier for owners of commercial property to implement energy efficiency and renewable energy projects that can save them money, make their properties more valuable, and create local jobs. The program is offered by private entities. Many cities and counties in California have already opted into the program.	**Consistent** This measure is incentive-based and the project proponent may decide to implement energy efficiency and renewable energy projects financed through the PACE program. The project would include green building features that include solar energy, water efficient features, low flow plumbing fixtures, energy efficient appliances, and EV stations. The project would not preclude the proponent from participating in this incentive-based program.
Southern California Edison Small and Medium Business Direct Install The California Public Utilities Commission authorizes certain energy efficiency programs through Southern California Edison (SCE). SCE sends trained energy efficiency contractors to help small businesses, up to 199 kW, identify ways to save electricity. SCE provides free upgrades to customers that may include energy efficient lighting, signage, sensors, refrigeration, sun-block window film, and programmable thermostats. These are provided through the Small and Medium Direct Install program at no cost to the City or to the	**Consistent** This measure is incentive based and the project proponent may decide to work with SCE to identify ways to save electricity during construction. The project would not preclude the proponent from participating in this incentive-based program.

Measure	Project Consistency
customer. The current program provides up to $10,000 for business from 0-99 kW and $15,147 for business from 100-199 kW.	
Solar Photovoltaic Systems— New Private Installs This measure accounts for the impact of new private installations of solar Photovoltaic (PV) systems in Santa Ana. Rebates or incentive payments for installation of solar PV are available as part of the California Solar Incentive program, which is administered by the California Energy Commission. For a limited time, the City is offering solar incentives which may include permit fee waiver, free plan check services, and free building inspection for solar PV systems.	**Consistent** This measure is incentive-based and the project proponent may decide to take advantage of the California Solar Incentive program or the City's solar incentive program, if still available. Solar energy features would be included in project design. The project would not preclude the proponent from participating in this incentive based program.
Title 24 Energy Efficiency Standards – Commercial Title 24 is the energy code that establishes the minimum energy efficiency for new construction in California. The code is set by the State and enforced locally by the City of Santa Ana through the building permit review and inspection process. Amended standards went into effect January 1, 2014. This measure reflects the expected savings from those amended standards in projected new commercial construction in the City.	**Consistent** Title 24 establishes the minimum energy efficiency for new construction in California. The code is set by the State and enforced locally by the City of Santa Ana. The project would exceed Title 24 standards by 10 percent.

Measure	Project Consistency
Solid Waste, Water, and Wastewater Measures	
AB 341 Commercial and Multifamily Recycling AB 341 was adopted as law by the State of California in 2011 and requires recycling by businesses that generate four cubic yards or more of commercial solid waste per week and multifamily residential dwellings of five units or more, starting July 1, 2012. The increased diversion of waste from landfills resulting from this requirement will reduce landfill methane emissions. Recycling programs can also reduce waste disposal costs for businesses and multifamily building owners.	**Consistent** AB 341 was adopted by the State of California in 2011 and requires recycling by businesses that generate four cubic yards of solid waste per week.
Food Waste Digestion The City will need to work with waste haulers and potential digestion facilities to arrange for dedicated treatment of Santa Ana food waste. The waste could go either to dedicated facilities for food waste, or be added to existing anaerobic digesters at wastewater treatment plants that use digester gas for energy. For example, Orange County Sanitation District currently has a pilot digester to which food waste might be added.	**Consistent** AB 341 also requires an increase in the rate of recovery of commercial waste for recycling, and some of this increase recovery will likely be food waste. Food waste is to be composted, to allow energy recovery.
Turf Removal Turf grass is one of the most water-intensive plants in a landscape. Its high water use and frequent maintenance make it a time-consuming and expensive yard option. The average residential customer spends about 60% of their water on outdoor irrigation. Turf removal and conversion to drought-tolerant landscaping reduces potable water use and associated electricity consumption. Rebates are available through SoCal Water Smart for residents and businesses to convert their lawns to drought tolerant plants or synthetic turf. The City will promote the program. It is estimated that through the program 100 single-family lawns could be converted annually from 2015 to 2035.	**Consistent** The proposed project does not include turf.

Note: The CAP also includes measures specific to municipal operations. Those measures were excluded from this list because they apply to municipal operations and would not specifically apply to the proposed project.

Source: Santa Ana 2015

Project-generated Greenhouse Gas Emissions

For informational purposes, the following section summarizes the project's GHG emissions.

CONSTRUCTION EMISSIONS

It is anticipated that construction of the project would begin in December 2020 and be completed over approximately 18 months. Therefore, the project would be operational by summer 2022. As shown in Table 8, construction activity for the project would generate an estimated 684 MT of CO_2e. When amortized over a 30-year period, construction of the project would generate approximately 23 MT of CO_2e per year.

Table 8 Estimated Construction Emissions of Greenhouse Gases

Construction Year	Annual Emissions (MT of CO_2e)
2020	40.8
2021	450.4
2022	192.9
Total (2020-2022)	684.1
Amortized over 30 years	22.8

Notes: See Appendix A for CalEEMod results. Numbers may not add up due to rounding. Emission data is pulled from "mitigated" results that account for compliance with some regulations and design features included in the project.

COMBINED CONSTRUCTION, STATIONARY, AND MOBILE SOURCE EMISSIONS

Table 9 summarizes construction, operational, and mobile GHG emissions associated with development of the project for informational purposes. Annual emissions from the proposed project would total approximately 1,461 MT of CO_2e, or 0.000003 percent of statewide emissions in 2017 (CARB 2017a).

Table 9 Project Annual GHG Emissions (MT of CO_2e)

Emission Source	Project Emissions (MT of CO_2e)
Construction	22.8
Operational	
Area	7.5
Energy	502.5
Solid Waste	50.2
Water	12.2
Mobile	
CO_2 and CH_4	835.0
N_2O	81.4
Project Total	**1,461.4**

Notes: See Appendix A for CalEEMod results. Some numbers may not add up due to rounding. Emission data is pulled from "mitigated" results that account for compliance with regulations and project features, such as the project's proximity to public transit.

Conclusion

The project would comply with the California Building Standards Code, applicable SCAQMD rules (e.g., Rule 1113), and is consistent with regional and local strategies to reduce GHG emissions, as detailed in Table 7. The project would not substantially contribute to city, regional, or statewide GHG emissions or obstruct achievement of local targets and state mandates. The proposed project would not conflict with any applicable plan, policy, or regulation adopted for the purpose of reducing the emissions of GHGs and would be consistent with Santa Ana's Climate Action Plan. Therefore, the project's GHG impact would be less than significant.

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Appendix A

Air Quality and Greenhouse Gas Emissions Modeling Results

Tapestry Hotel

South Coast Air Basin, Winter

1.0 Project Characteristics

1.1 Land Usage

Land Uses	Size	Metric	Lot Acreage	Floor Surface Area	Population
Parking Lot	142.00	Space	1.28	56,800.00	0
High Turnover (Sit Down Restaurant)	2.00	1000sqft	0.05	2,000.00	0
Hotel	139.00	Room	1.82	79,375.00	0

1.2 Other Project Characteristics

Urbanization	Urban	**Wind Speed (m/s)**	2.2	**Precipitation Freq (Days)**	31
Climate Zone	10			**Operational Year**	2022
Utility Company	Southern California Edison				
CO2 Intensity (lb/MWhr)	353.87	**CH4 Intensity (lb/MWhr)**	0.015	**N2O Intensity (lb/MWhr)**	0.003

1.3 User Entered Comments & Non-Default Data

Project Characteristics - SCE 2030 Energy Intensity Factors

Land Use - Square footage specifed on plans.

Construction Phase - COnstruction schedule specified by architect. Assuming an architectural Coating phase.

Trips and VMT - Haul truck capacities specified by architect.

Grading -

Vehicle Trips - Per Traffic Study (JBA 2020).

Energy Use -

Construction Off-road Equipment Mitigation - Per SCAQMD Rule 403.

Area Mitigation -

Energy Mitigation -

Water Mitigation -

Operational Off-Road Equipment -

Stationary Sources - Emergency Generators and Fire Pumps -

Table Name	Column Name	Default Value	New Value
tblConstDustMitigation	WaterUnpavedRoadMoistureContent	0	12
tblConstDustMitigation	WaterUnpavedRoadVehicleSpeed	0	15
tblConstructionPhase	NumDays	18.00	22.00
tblConstructionPhase	NumDays	230.00	301.00
tblConstructionPhase	NumDays	8.00	42.00
tblConstructionPhase	NumDays	18.00	12.00
tblConstructionPhase	NumDays	5.00	45.00
tblGrading	MaterialExported	0.00	5,928.00
tblLandUse	LandUseSquareFeet	201,828.00	79,375.00
tblLandUse	LotAcreage	4.63	1.82
tblProjectCharacteristics	CH4IntensityFactor	0.029	0.015
tblProjectCharacteristics	CO2IntensityFactor	702.44	353.87
tblProjectCharacteristics	N2OIntensityFactor	0.006	0.003
tblTripsAndVMT	HaulingTripNumber	741.00	371.00
tblVehicleTrips	WD_TR	127.15	112.18
tblVehicleTrips	WD_TR	8.17	4.02

2.0 Emissions Summary

2.1 Overall Construction (Maximum Daily Emission)

Unmitigated Construction

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Year	lb/day										lb/day					
2020	4.1653	42.4773	22.1789	0.0400	18.2675	2.1990	20.4664	9.9840	2.0230	12.0071	0.0000	3,878.2148	3,878.2148	1.1974	0.0000	3,908.1497
2021	3.9712	40.5511	21.7660	0.0399	18.2675	2.0460	20.3134	9.9840	1.8823	11.8663	0.0000	3,872.5241	3,872.5241	1.1971	0.0000	3,902.4501
2022	36.6060	17.8584	18.7462	0.0384	0.7955	0.8177	1.6132	0.2143	0.7693	0.9836	0.0000	3,735.2522	3,735.2522	0.6663	0.0000	3,751.9092
Maximum	**36.6060**	**42.4773**	**22.1789**	**0.0400**	**18.2675**	**2.1990**	**20.4664**	**9.9840**	**2.0230**	**12.0071**	**0.0000**	**3,878.2148**	**3,878.2148**	**1.1974**	**0.0000**	**3,908.1497**

Mitigated Construction

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Year	lb/day										lb/day					
2020	4.1653	42.4773	22.1789	0.0400	8.3310	2.1990	10.5300	4.5222	2.0230	6.5452	0.0000	3,878.2148	3,878.2148	1.1974	0.0000	3,908.1497
2021	3.9712	40.5511	21.7660	0.0399	8.3310	2.0460	10.3770	4.5222	1.8823	6.4044	0.0000	3,872.5241	3,872.5241	1.1971	0.0000	3,902.4501
2022	36.6060	17.8584	18.7462	0.0384	0.7955	0.8177	1.6132	0.2143	0.7693	0.9836	0.0000	3,735.2522	3,735.2522	0.6663	0.0000	3,751.9092
Maximum	**36.6060**	**42.4773**	**22.1789**	**0.0400**	**8.3310**	**2.1990**	**10.5300**	**4.5222**	**2.0230**	**6.5452**	**0.0000**	**3,878.2148**	**3,878.2148**	**1.1974**	**0.0000**	**3,908.1497**

Tapestry Hotel - South Coast Air Basin, Winter

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio-CO2	Total CO2	CH4	N20	CO2e
Percent Reduction	**0.00**	**0.00**	**0.00**	**0.00**	**53.24**	**0.00**	**46.88**	**54.13**	**0.00**	**43.95**	**0.00**	**0.00**	**0.00**	**0.00**	**0.00**	**0.00**

2.2 Overall Operational

Unmitigated Operational

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	lb/day										lb/day					
Area	1.8450	2.6000e-004	0.0289	0.0000		1.0000e-004	1.0000e-004		1.0000e-004	1.0000e-004		0.0619	0.0619	1.6000e-004		0.0660
Energy	0.1569	1.4263	1.1981	8.5600e-003		0.1084	0.1084		0.1084	0.1084		1,711.5790	1,711.5790	0.0328	0.0314	1,721.7500
Mobile	2.0172	9.8932	22.1810	0.0786	6.6909	0.0653	6.7562	1.7900	0.0609	1.8509		8,006.0447	8,006.0447	0.4171		8,016.4725
Total	**4.0191**	**11.3198**	**23.4080**	**0.0871**	**6.6909**	**0.1738**	**6.8647**	**1.7900**	**0.1694**	**1.9594**		**9,717.6857**	**9,717.6857**	**0.4501**	**0.0314**	**9,738.2886**

Mitigated Operational

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	lb/day										lb/day					
Area	1.8450	2.6000e-004	0.0289	0.0000		1.0000e-004	1.0000e-004		1.0000e-004	1.0000e-004		0.0619	0.0619	1.6000e-004		0.0660
Energy	0.1435	1.3046	1.0958	7.8300e-003		0.0992	0.0992		0.0992	0.0992		1,565.4751	1,565.4751	0.0300	0.0287	1,574.7780
Mobile	2.0172	9.8932	22.1810	0.0786	6.6909	0.0653	6.7562	1.7900	0.0609	1.8509		8,006.0447	8,006.0447	0.4171		8,016.4725
Total	**4.0058**	**11.1981**	**23.3058**	**0.0864**	**6.6909**	**0.1645**	**6.8554**	**1.7900**	**0.1601**	**1.9501**		**9,571.5818**	**9,571.5818**	**0.4473**	**0.0287**	**9,591.3165**

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio-CO2	Total CO2	CH4	N20	CO2e
Percent Reduction	**0.33**	**1.08**	**0.44**	**0.84**	**0.00**	**5.32**	**0.13**	**0.00**	**5.46**	**0.47**	**0.00**	**1.50**	**1.50**	**0.62**	**8.54**	**1.51**

3.0 Construction Detail

Construction Phase

Phase Number	Phase Name	Phase Type	Start Date	End Date	Num Days Week	Num Days	Phase Description
1	Site Preparation	Site Preparation	12/1/2020	2/1/2021	5	45	
2	Grading	Grading	2/2/2021	3/31/2021	5	42	
3	Building Construction	Building Construction	4/1/2021	5/26/2022	5	301	
4	Architectural Coating	Architectural Coating	6/1/2022	6/30/2022	5	22	
5	Paving	Paving	6/15/2022	6/30/2022	5	12	

Acres of Grading (Site Preparation Phase): 0

Acres of Grading (Grading Phase): 21

Acres of Paving: 1.28

Residential Indoor: 0; Residential Outdoor: 0; Non-Residential Indoor: 122,063; Non-Residential Outdoor: 40,688; Striped Parking Area: 3,408 (Architectural Coating – sqft)

OffRoad Equipment

Phase Name	Offroad Equipment Type	Amount	Usage Hours	Horse Power	Load Factor
Site Preparation	Rubber Tired Dozers	3	8.00	247	0.40
Site Preparation	Tractors/Loaders/Backhoes	4	8.00	97	0.37
Grading	Excavators	1	8.00	158	0.38
Grading	Graders	1	8.00	187	0.41
Grading	Rubber Tired Dozers	1	8.00	247	0.40
Grading	Tractors/Loaders/Backhoes	3	8.00	97	0.37
Building Construction	Cranes	1	7.00	231	0.29
Building Construction	Forklifts	3	8.00	89	0.20
Building Construction	Generator Sets	1	8.00	84	0.74
Building Construction	Tractors/Loaders/Backhoes	3	7.00	97	0.37
Building Construction	Welders	1	8.00	46	0.45
Architectural Coating	Air Compressors	1	6.00	78	0.48
Paving	Cement and Mortar Mixers	2	6.00	9	0.56
Paving	Pavers	1	8.00	130	0.42
Paving	Paving Equipment	2	6.00	132	0.36
Paving	Rollers	2	6.00	80	0.38
Paving	Tractors/Loaders/Backhoes	1	8.00	97	0.37

Trips and VMT

Phase Name	Offroad Equipment Count	Worker Trip Number	Vendor Trip Number	Hauling Trip Number	Worker Trip Length	Vendor Trip Length	Hauling Trip Length	Worker Vehicle Class	Vendor Vehicle Class	Hauling Vehicle Class
Site Preparation	7	18.00	0.00	0.00	14.70	6.90	20.00	LD_Mix	HDT_Mix	HHDT
Grading	6	15.00	0.00	371.00	14.70	6.90	20.00	LD_Mix	HDT_Mix	HHDT
Building Construction	9	58.00	23.00	0.00	14.70	6.90	20.00	LD_Mix	HDT_Mix	HHDT
Architectural Coating	1	12.00	0.00	0.00	14.70	6.90	20.00	LD_Mix	HDT_Mix	HHDT
Paving	8	20.00	0.00	0.00	14.70	6.90	20.00	LD_Mix	HDT_Mix	HHDT

3.1 Mitigation Measures Construction

Water Exposed Area

Water Unpaved Roads

Reduce Vehicle Speed on Unpaved Roads

3.2 Site Preparation - 2020

Unmitigated Construction On-Site

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	lb/day										lb/day					
Fugitive Dust					18.0663	0.0000	18.0663	9.9307	0.0000	9.9307			0.0000			0.0000
Off-Road	4.0765	42.4173	21.5136	0.0380		2.1974	2.1974		2.0216	2.0216		3,685.1016	3,685.1016	1.1918		3,714.8975
Total	**4.0765**	**42.4173**	**21.5136**	**0.0380**	**18.0663**	**2.1974**	**20.2637**	**9.9307**	**2.0216**	**11.9523**		**3,685.1016**	**3,685.1016**	**1.1918**		**3,714.8975**

3.2 Site Preparation - 2020

Unmitigated Construction Off-Site

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	lb/day										lb/day					
Hauling	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000		0.0000	0.0000	0.0000		0.0000
Vendor	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000		0.0000	0.0000	0.0000		0.0000
Worker	0.0888	0.0600	0.6653	1.9400e-003	0.2012	1.5300e-003	0.2027	0.0534	1.4100e-003	0.0548		193.1132	193.1132	5.5600e-003		193.2522
Total	**0.0888**	**0.0600**	**0.6653**	**1.9400e-003**	**0.2012**	**1.5300e-003**	**0.2027**	**0.0534**	**1.4100e-003**	**0.0548**		**193.1132**	**193.1132**	**5.5600e-003**		**193.2522**

Mitigated Construction On-Site

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	lb/day										lb/day					
Fugitive Dust					8.1298	0.0000	8.1298	4.4688	0.0000	4.4688			0.0000			0.0000
Off-Road	4.0765	42.4173	21.5136	0.0380		2.1974	2.1974		2.0216	2.0216	0.0000	3,685.1016	3,685.1016	1.1918		3,714.8975
Total	**4.0765**	**42.4173**	**21.5136**	**0.0380**	**8.1298**	**2.1974**	**10.3272**	**4.4688**	**2.0216**	**6.4904**	**0.0000**	**3,685.1016**	**3,685.1016**	**1.1918**		**3,714.8975**

3.2 Site Preparation - 2020

Mitigated Construction Off-Site

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	lb/day										lb/day					
Hauling	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000		0.0000	0.0000	0.0000		0.0000
Vendor	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000		0.0000	0.0000	0.0000		0.0000
Worker	0.0888	0.0600	0.6653	1.9400e-003	0.2012	1.5300e-003	0.2027	0.0534	1.4100e-003	0.0548		193.1132	193.1132	5.5600e-003		193.2522
Total	**0.0888**	**0.0600**	**0.6653**	**1.9400e-003**	**0.2012**	**1.5300e-003**	**0.2027**	**0.0534**	**1.4100e-003**	**0.0548**		**193.1132**	**193.1132**	**5.5600e-003**		**193.2522**

3.2 Site Preparation - 2021

Unmitigated Construction On-Site

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	lb/day										lb/day					
Fugitive Dust					18.0663	0.0000	18.0663	9.9307	0.0000	9.9307			0.0000			0.0000
Off-Road	3.8882	40.4971	21.1543	0.0380		2.0445	2.0445		1.8809	1.8809		3,685.6569	3,685.6569	1.1920		3,715.4573
Total	**3.8882**	**40.4971**	**21.1543**	**0.0380**	**18.0663**	**2.0445**	**20.1107**	**9.9307**	**1.8809**	**11.8116**		**3,685.6569**	**3,685.6569**	**1.1920**		**3,715.4573**

3.2 Site Preparation - 2021

Unmitigated Construction Off-Site

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	lb/day										lb/day					
Hauling	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000		0.0000	0.0000	0.0000		0.0000
Vendor	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000		0.0000	0.0000	0.0000		0.0000
Worker	0.0830	0.0540	0.6118	1.8800e-003	0.2012	1.4900e-003	0.2027	0.0534	1.3700e-003	0.0547		186.8672	186.8672	5.0300e-003		186.9929
Total	**0.0830**	**0.0540**	**0.6118**	**1.8800e-003**	**0.2012**	**1.4900e-003**	**0.2027**	**0.0534**	**1.3700e-003**	**0.0547**		**186.8672**	**186.8672**	**5.0300e-003**		**186.9929**

Mitigated Construction On-Site

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	lb/day										lb/day					
Fugitive Dust					8.1298	0.0000	8.1298	4.4688	0.0000	4.4688			0.0000			0.0000
Off-Road	3.8882	40.4971	21.1543	0.0380		2.0445	2.0445		1.8809	1.8809	0.0000	3,685.6569	3,685.6569	1.1920		3,715.4573
Total	**3.8882**	**40.4971**	**21.1543**	**0.0380**	**8.1298**	**2.0445**	**10.1743**	**4.4688**	**1.8809**	**6.3497**	**0.0000**	**3,685.6569**	**3,685.6569**	**1.1920**		**3,715.4573**

3.2 Site Preparation - 2021

Mitigated Construction Off-Site

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	lb/day										lb/day					
Hauling	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000		0.0000	0.0000	0.0000		0.0000
Vendor	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000		0.0000	0.0000	0.0000		0.0000
Worker	0.0830	0.0540	0.6118	1.8800e-003	0.2012	1.4900e-003	0.2027	0.0534	1.3700e-003	0.0547		186.8672	186.8672	5.0300e-003		186.9929
Total	**0.0830**	**0.0540**	**0.6118**	**1.8800e-003**	**0.2012**	**1.4900e-003**	**0.2027**	**0.0534**	**1.3700e-003**	**0.0547**		**186.8672**	**186.8672**	**5.0300e-003**		**186.9929**

3.3 Grading - 2021

Unmitigated Construction On-Site

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	lb/day										lb/day					
Fugitive Dust					6.5683	0.0000	6.5683	3.3699	0.0000	3.3699			0.0000			0.0000
Off-Road	2.2903	24.7367	15.8575	0.0296		1.1599	1.1599		1.0671	1.0671		2,871.9285	2,871.9285	0.9288		2,895.1495
Total	**2.2903**	**24.7367**	**15.8575**	**0.0296**	**6.5683**	**1.1599**	**7.7282**	**3.3699**	**1.0671**	**4.4370**		**2,871.9285**	**2,871.9285**	**0.9288**		**2,895.1495**

3.3 Grading - 2021

Unmitigated Construction Off-Site

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	lb/day										lb/day					
Hauling	0.0689	2.3186	0.5390	6.6600e-003	0.1543	7.2500e-003	0.1615	0.0423	6.9300e-003	0.0492		723.4116	723.4116	0.0538		724.7569
Vendor	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000		0.0000	0.0000	0.0000		0.0000
Worker	0.0692	0.0450	0.5098	1.5600e-003	0.1677	1.2400e-003	0.1689	0.0445	1.1400e-003	0.0456		155.7227	155.7227	4.1900e-003		155.8274
Total	**0.1381**	**2.3635**	**1.0488**	**8.2200e-003**	**0.3219**	**8.4900e-003**	**0.3304**	**0.0868**	**8.0700e-003**	**0.0948**		**879.1342**	**879.1342**	**0.0580**		**880.5843**

Mitigated Construction On-Site

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	lb/day										lb/day					
Fugitive Dust					2.9557	0.0000	2.9557	1.5165	0.0000	1.5165			0.0000			0.0000
Off-Road	2.2903	24.7367	15.8575	0.0296		1.1599	1.1599		1.0671	1.0671	0.0000	2,871.9285	2,871.9285	0.9288		2,895.1495
Total	**2.2903**	**24.7367**	**15.8575**	**0.0296**	**2.9557**	**1.1599**	**4.1156**	**1.5165**	**1.0671**	**2.5836**	**0.0000**	**2,871.9285**	**2,871.9285**	**0.9288**		**2,895.1495**

3.3 Grading - 2021

Mitigated Construction Off-Site

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	lb/day										lb/day					
Hauling	0.0689	2.3186	0.5390	6.6600e-003	0.1543	7.2500e-003	0.1615	0.0423	6.9300e-003	0.0492		723.4116	723.4116	0.0538		724.7569
Vendor	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000		0.0000	0.0000	0.0000		0.0000
Worker	0.0692	0.0450	0.5098	1.5600e-003	0.1677	1.2400e-003	0.1689	0.0445	1.1400e-003	0.0456		155.7227	155.7227	4.1900e-003		155.8274
Total	**0.1381**	**2.3635**	**1.0488**	**8.2200e-003**	**0.3219**	**8.4900e-003**	**0.3304**	**0.0868**	**8.0700e-003**	**0.0948**		**879.1342**	**879.1342**	**0.0580**		**880.5843**

3.4 Building Construction - 2021

Unmitigated Construction On-Site

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	lb/day										lb/day					
Off-Road	1.9009	17.4321	16.5752	0.0269		0.9586	0.9586		0.9013	0.9013		2,553.3639	2,553.3639	0.6160		2,568.7643
Total	**1.9009**	**17.4321**	**16.5752**	**0.0269**		**0.9586**	**0.9586**		**0.9013**	**0.9013**		**2,553.3639**	**2,553.3639**	**0.6160**		**2,568.7643**

3.4 Building Construction - 2021

Unmitigated Construction Off-Site

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	lb/day										lb/day					
Hauling	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000		0.0000	0.0000	0.0000		0.0000
Vendor	0.0680	2.1975	0.5945	5.6600e-003	0.1472	4.6400e-003	0.1518	0.0424	4.4400e-003	0.0468		605.7597	605.7597	0.0412		606.7885
Worker	0.2675	0.1739	1.9712	6.0400e-003	0.6483	4.8000e-003	0.6531	0.1719	4.4200e-003	0.1764		602.1277	602.1277	0.0162		602.5325
Total	**0.3355**	**2.3713**	**2.5658**	**0.0117**	**0.7955**	**9.4400e-003**	**0.8049**	**0.2143**	**8.8600e-003**	**0.2232**		**1,207.8874**	**1,207.8874**	**0.0573**		**1,209.3211**

Mitigated Construction On-Site

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	lb/day										lb/day					
Off-Road	1.9009	17.4321	16.5752	0.0269		0.9586	0.9586		0.9013	0.9013	0.0000	2,553.3639	2,553.3639	0.6160		2,568.7643
Total	**1.9009**	**17.4321**	**16.5752**	**0.0269**		**0.9586**	**0.9586**		**0.9013**	**0.9013**	**0.0000**	**2,553.3639**	**2,553.3639**	**0.6160**		**2,568.7643**

3.4 Building Construction - 2021

Mitigated Construction Off-Site

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	lb/day										lb/day					
Hauling	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000		0.0000	0.0000	0.0000		0.0000
Vendor	0.0680	2.1975	0.5945	5.6600e-003	0.1472	4.6400e-003	0.1518	0.0424	4.4400e-003	0.0468		605.7597	605.7597	0.0412		606.7885
Worker	0.2675	0.1739	1.9712	6.0400e-003	0.6483	4.8000e-003	0.6531	0.1719	4.4200e-003	0.1764		602.1277	602.1277	0.0162		602.5325
Total	**0.3355**	**2.3713**	**2.5658**	**0.0117**	**0.7955**	**9.4400e-003**	**0.8049**	**0.2143**	**8.8600e-003**	**0.2232**		**1,207.8874**	**1,207.8874**	**0.0573**		**1,209.3211**

3.4 Building Construction - 2022

Unmitigated Construction On-Site

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	lb/day										lb/day					
Off-Road	1.7062	15.6156	16.3634	0.0269		0.8090	0.8090		0.7612	0.7612		2,554.3336	2,554.3336	0.6120		2,569.6322
Total	**1.7062**	**15.6156**	**16.3634**	**0.0269**		**0.8090**	**0.8090**		**0.7612**	**0.7612**		**2,554.3336**	**2,554.3336**	**0.6120**		**2,569.6322**

3.4 Building Construction - 2022

Unmitigated Construction Off-Site

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	lb/day										lb/day					
Hauling	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000		0.0000	0.0000	0.0000		0.0000
Vendor	0.0638	2.0857	0.5631	5.6100e-003	0.1472	4.0400e-003	0.1512	0.0424	3.8600e-003	0.0462		600.3509	600.3509	0.0397		601.3436
Worker	0.2516	0.1570	1.8197	5.8200e-003	0.6483	4.6600e-003	0.6530	0.1719	4.2900e-003	0.1762		580.5677	580.5677	0.0146		580.9334
Total	**0.3154**	**2.2428**	**2.3828**	**0.0114**	**0.7955**	**8.7000e-003**	**0.8042**	**0.2143**	**8.1500e-003**	**0.2225**		**1,180.9186**	**1,180.9186**	**0.0543**		**1,182.2770**

Mitigated Construction On-Site

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	lb/day										lb/day					
Off-Road	1.7062	15.6156	16.3634	0.0269		0.8090	0.8090		0.7612	0.7612	0.0000	2,554.3336	2,554.3336	0.6120		2,569.6322
Total	**1.7062**	**15.6156**	**16.3634**	**0.0269**		**0.8090**	**0.8090**		**0.7612**	**0.7612**	**0.0000**	**2,554.3336**	**2,554.3336**	**0.6120**		**2,569.6322**

3.4 Building Construction - 2022

Mitigated Construction Off-Site

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	lb/day										lb/day					
Hauling	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000		0.0000	0.0000	0.0000		0.0000
Vendor	0.0638	2.0857	0.5631	5.6100e-003	0.1472	4.0400e-003	0.1512	0.0424	3.8600e-003	0.0462		600.3509	600.3509	0.0397		601.3436
Worker	0.2516	0.1570	1.8197	5.8200e-003	0.6483	4.6600e-003	0.6530	0.1719	4.2900e-003	0.1762		580.5677	580.5677	0.0146		580.9334
Total	**0.3154**	**2.2428**	**2.3828**	**0.0114**	**0.7955**	**8.7000e-003**	**0.8042**	**0.2143**	**8.1500e-003**	**0.2225**		**1,180.9186**	**1,180.9186**	**0.0543**		**1,182.2770**

3.5 Architectural Coating - 2022

Unmitigated Construction On-Site

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	lb/day										lb/day					
Archit. Coating	35.0067					0.0000	0.0000		0.0000	0.0000			0.0000			0.0000
Off-Road	0.2045	1.4085	1.8136	2.9700e-003		0.0817	0.0817		0.0817	0.0817		281.4481	281.4481	0.0183		281.9062
Total	**35.2112**	**1.4085**	**1.8136**	**2.9700e-003**		**0.0817**	**0.0817**		**0.0817**	**0.0817**		**281.4481**	**281.4481**	**0.0183**		**281.9062**

3.5 Architectural Coating - 2022

Unmitigated Construction Off-Site

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	lb/day										lb/day					
Hauling	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000		0.0000	0.0000	0.0000		0.0000
Vendor	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000		0.0000	0.0000	0.0000		0.0000
Worker	0.0521	0.0325	0.3765	1.2100e-003	0.1341	9.6000e-004	0.1351	0.0356	8.9000e-004	0.0365		120.1175	120.1175	3.0300e-003		120.1931
Total	**0.0521**	**0.0325**	**0.3765**	**1.2100e-003**	**0.1341**	**9.6000e-004**	**0.1351**	**0.0356**	**8.9000e-004**	**0.0365**		**120.1175**	**120.1175**	**3.0300e-003**		**120.1931**

Mitigated Construction On-Site

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	lb/day										lb/day					
Archit. Coating	35.0067					0.0000	0.0000		0.0000	0.0000			0.0000			0.0000
Off-Road	0.2045	1.4085	1.8136	2.9700e-003		0.0817	0.0817		0.0817	0.0817	0.0000	281.4481	281.4481	0.0183		281.9062
Total	**35.2112**	**1.4085**	**1.8136**	**2.9700e-003**		**0.0817**	**0.0817**		**0.0817**	**0.0817**	**0.0000**	**281.4481**	**281.4481**	**0.0183**		**281.9062**

3.5 Architectural Coating - 2022

Mitigated Construction Off-Site

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	lb/day										lb/day					
Hauling	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000		0.0000	0.0000	0.0000		0.0000
Vendor	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000		0.0000	0.0000	0.0000		0.0000
Worker	0.0521	0.0325	0.3765	1.2100e-003	0.1341	9.6000e-004	0.1351	0.0356	8.9000e-004	0.0365		120.1175	120.1175	3.0300e-003		120.1931
Total	**0.0521**	**0.0325**	**0.3765**	**1.2100e-003**	**0.1341**	**9.6000e-004**	**0.1351**	**0.0356**	**8.9000e-004**	**0.0365**		**120.1175**	**120.1175**	**3.0300e-003**		**120.1931**

3.6 Paving - 2022

Unmitigated Construction On-Site

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	lb/day										lb/day					
Off-Road	0.9765	9.5221	12.1940	0.0189		0.4877	0.4877		0.4504	0.4504		1,805.1297	1,805.1297	0.5672		1,819.3091
Paving	0.2795					0.0000	0.0000		0.0000	0.0000			0.0000			0.0000
Total	**1.2560**	**9.5221**	**12.1940**	**0.0189**		**0.4877**	**0.4877**		**0.4504**	**0.4504**		**1,805.1297**	**1,805.1297**	**0.5672**		**1,819.3091**

3.6 Paving - 2022

Unmitigated Construction Off-Site

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	lb/day										lb/day					
Hauling	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000		0.0000	0.0000	0.0000		0.0000
Vendor	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000		0.0000	0.0000	0.0000		0.0000
Worker	0.0868	0.0542	0.6275	2.0100e-003	0.2236	1.6100e-003	0.2252	0.0593	1.4800e-003	0.0608		200.1958	200.1958	5.0400e-003		200.3219
Total	**0.0868**	**0.0542**	**0.6275**	**2.0100e-003**	**0.2236**	**1.6100e-003**	**0.2252**	**0.0593**	**1.4800e-003**	**0.0608**		**200.1958**	**200.1958**	**5.0400e-003**		**200.3219**

Mitigated Construction On-Site

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	lb/day										lb/day					
Off-Road	0.9765	9.5221	12.1940	0.0189		0.4877	0.4877		0.4504	0.4504	0.0000	1,805.1297	1,805.1297	0.5672		1,819.3091
Paving	0.2795					0.0000	0.0000		0.0000	0.0000			0.0000			0.0000
Total	**1.2560**	**9.5221**	**12.1940**	**0.0189**		**0.4877**	**0.4877**		**0.4504**	**0.4504**	**0.0000**	**1,805.1297**	**1,805.1297**	**0.5672**		**1,819.3091**

3.6 Paving - 2022

Mitigated Construction Off-Site

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	lb/day										lb/day					
Hauling	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000		0.0000	0.0000	0.0000		0.0000
Vendor	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000		0.0000	0.0000	0.0000		0.0000
Worker	0.0868	0.0542	0.6275	2.0100e-003	0.2236	1.6100e-003	0.2252	0.0593	1.4800e-003	0.0608		200.1958	200.1958	5.0400e-003		200.3219
Total	**0.0868**	**0.0542**	**0.6275**	**2.0100e-003**	**0.2236**	**1.6100e-003**	**0.2252**	**0.0593**	**1.4800e-003**	**0.0608**		**200.1958**	**200.1958**	**5.0400e-003**		**200.3219**

4.0 Operational Detail - Mobile

4.1 Mitigation Measures Mobile

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	lb/day										lb/day					
Mitigated	2.0172	9.8932	22.1810	0.0786	6.6909	0.0653	6.7562	1.7900	0.0609	1.8509		8,006.0447	8,006.0447	0.4171		8,016.4725
Unmitigated	2.0172	9.8932	22.1810	0.0786	6.6909	0.0653	6.7562	1.7900	0.0609	1.8509		8,006.0447	8,006.0447	0.4171		8,016.4725

4.2 Trip Summary Information

	Average Daily Trip Rate			Unmitigated	Mitigated
Land Use	Weekday	Saturday	Sunday	Annual VMT	Annual VMT
High Turnover (Sit Down Restaurant)	224.36	316.74	263.68	331,405	331,405
Hotel	558.78	1,138.41	827.05	1,622,378	1,622,378
Parking Lot	0.00	0.00	0.00		
Total	783.14	1,455.15	1,090.73	1,953,784	1,953,784

4.3 Trip Type Information

	Miles			Trip %			Trip Purpose %		
Land Use	H-W or C-W	H-S or C-C	H-O or C-NW	H-W or C-W	H-S or C-C	H-O or C-NW	Primary	Diverted	Pass-by
High Turnover (Sit Down	16.60	8.40	6.90	8.50	72.50	19.00	37	20	43
Hotel	16.60	8.40	6.90	19.40	61.60	19.00	58	38	4
Parking Lot	16.60	8.40	6.90	0.00	0.00	0.00	0	0	0

4.4 Fleet Mix

Land Use	LDA	LDT1	LDT2	MDV	LHD1	LHD2	MHD	HHD	OBUS	UBUS	MCY	SBUS	MH
High Turnover (Sit Down Restaurant)	0.552111	0.043066	0.201891	0.118512	0.015605	0.005863	0.021387	0.031253	0.002087	0.001818	0.004803	0.000708	0.000896
Hotel	0.552111	0.043066	0.201891	0.118512	0.015605	0.005863	0.021387	0.031253	0.002087	0.001818	0.004803	0.000708	0.000896
Parking Lot	0.552111	0.043066	0.201891	0.118512	0.015605	0.005863	0.021387	0.031253	0.002087	0.001818	0.004803	0.000708	0.000896

5.0 Energy Detail

Historical Energy Use: N

5.1 Mitigation Measures Energy

Exceed Title 24

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	lb/day										lb/day					
NaturalGas Mitigated	0.1435	1.3046	1.0958	7.8300e-003		0.0992	0.0992		0.0992	0.0992		1,565.4751	1,565.4751	0.0300	0.0287	1,574.7780
NaturalGas Unmitigated	0.1569	1.4263	1.1981	8.5600e-003		0.1084	0.1084		0.1084	0.1084		1,711.5790	1,711.5790	0.0328	0.0314	1,721.7500

5.2 Energy by Land Use - NaturalGas

Unmitigated

	NaturalGas Use	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Land Use	kBTU/yr	lb/day										lb/day					
High Turnover (Sit Down Restaurant)	1498.3	0.0162	0.1469	0.1234	8.8000e-004		0.0112	0.0112		0.0112	0.0112		176.2708	176.2708	3.3800e-003	3.2300e-003	177.3182
Hotel	13050.1	0.1407	1.2794	1.0747	7.6800e-003		0.0972	0.0972		0.0972	0.0972		1,535.3082	1,535.3082	0.0294	0.0282	1,544.4318
Parking Lot	0	0.0000	0.0000	0.0000	0.0000		0.0000	0.0000		0.0000	0.0000		0.0000	0.0000	0.0000	0.0000	0.0000
Total		**0.1569**	**1.4263**	**1.1981**	**8.5600e-003**		**0.1084**	**0.1084**		**0.1084**	**0.1084**		**1,711.5790**	**1,711.5790**	**0.0328**	**0.0314**	**1,721.7500**

Mitigated

	NaturalGas Use	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Land Use	kBTU/yr	lb/day										lb/day					
High Turnover (Sit Down Restaurant)	1.45574	0.0157	0.1427	0.1199	8.6000e-004		0.0109	0.0109		0.0109	0.0109		171.2638	171.2638	3.2800e-003	3.1400e-003	172.2816
Hotel	11.8508	0.1278	1.1618	0.9760	6.9700e-003		0.0883	0.0883		0.0883	0.0883		1,394.2113	1,394.2113	0.0267	0.0256	1,402.4964
Parking Lot	0	0.0000	0.0000	0.0000	0.0000		0.0000	0.0000		0.0000	0.0000		0.0000	0.0000	0.0000	0.0000	0.0000
Total		**0.1435**	**1.3046**	**1.0958**	**7.8300e-003**		**0.0992**	**0.0992**		**0.0992**	**0.0992**		**1,565.4751**	**1,565.4751**	**0.0300**	**0.0287**	**1,574.7780**

6.0 Area Detail

6.1 Mitigation Measures Area

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	lb/day										lb/day					
Mitigated	1.8450	2.6000e-004	0.0289	0.0000		1.0000e-004	1.0000e-004		1.0000e-004	1.0000e-004		0.0619	0.0619	1.6000e-004		0.0660
Unmitigated	1.8450	2.6000e-004	0.0289	0.0000		1.0000e-004	1.0000e-004		1.0000e-004	1.0000e-004		0.0619	0.0619	1.6000e-004		0.0660

6.2 Area by SubCategory

Unmitigated

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
SubCategory	lb/day										lb/day					
Architectural Coating	0.2110					0.0000	0.0000		0.0000	0.0000			0.0000			0.0000
Consumer Products	1.6313					0.0000	0.0000		0.0000	0.0000			0.0000			0.0000
Landscaping	2.6900e-003	2.6000e-004	0.0289	0.0000		1.0000e-004	1.0000e-004		1.0000e-004	1.0000e-004		0.0619	0.0619	1.6000e-004		0.0660
Total	**1.8450**	**2.6000e-004**	**0.0289**	**0.0000**		**1.0000e-004**	**1.0000e-004**		**1.0000e-004**	**1.0000e-004**		**0.0619**	**0.0619**	**1.6000e-004**		**0.0660**

6.2 Area by SubCategory

Mitigated

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
SubCategory	lb/day										lb/day					
Architectural Coating	0.2110					0.0000	0.0000		0.0000	0.0000			0.0000			0.0000
Consumer Products	1.6313					0.0000	0.0000		0.0000	0.0000			0.0000			0.0000
Landscaping	2.6900e-003	2.6000e-004	0.0289	0.0000		1.0000e-004	1.0000e-004		1.0000e-004	1.0000e-004		0.0619	0.0619	1.6000e-004		0.0660
Total	**1.8450**	**2.6000e-004**	**0.0289**	**0.0000**		**1.0000e-004**	**1.0000e-004**		**1.0000e-004**	**1.0000e-004**		**0.0619**	**0.0619**	**1.6000e-004**		**0.0660**

7.0 Water Detail

7.1 Mitigation Measures Water

Apply Water Conservation Strategy

8.0 Waste Detail

8.1 Mitigation Measures Waste

9.0 Operational Offroad

Equipment Type	Number	Hours/Day	Days/Year	Horse Power	Load Factor	Fuel Type

10.0 Stationary Equipment

Fire Pumps and Emergency Generators

Equipment Type	Number	Hours/Day	Hours/Year	Horse Power	Load Factor	Fuel Type

Boilers

Equipment Type	Number	Heat Input/Day	Heat Input/Year	Boiler Rating	Fuel Type

User Defined Equipment

Equipment Type	Number

11.0 Vegetation

Tapestry Hotel

South Coast Air Basin, Annual

1.0 Project Characteristics

1.1 Land Usage

Land Uses	Size	Metric	Lot Acreage	Floor Surface Area	Population
Parking Lot	142.00	Space	1.28	56,800.00	0
High Turnover (Sit Down Restaurant)	2.00	1000sqft	0.05	2,000.00	0
Hotel	139.00	Room	1.82	79,375.00	0

1.2 Other Project Characteristics

Urbanization	Urban	**Wind Speed (m/s)**	2.2	**Precipitation Freq (Days)**	31
Climate Zone	10			**Operational Year**	2022
Utility Company	Southern California Edison				
CO2 Intensity (lb/MWhr)	353.87	**CH4 Intensity (lb/MWhr)**	0.015	**N2O Intensity (lb/MWhr)**	0.003

1.3 User Entered Comments & Non-Default Data

Project Characteristics - SCE 2030 Energy Intensity Factors

Land Use - Square footage specifed on plans.

Construction Phase - COnstruction schedule specified by architect. Assuming an architectural Coating phase.

Trips and VMT - Haul truck capacities specified by architect.

Grading -

Vehicle Trips - Per Traffic Study (JBA 2020).

Energy Use -

Construction Off-road Equipment Mitigation - Per SCAQMD Rule 403.

Area Mitigation -

Energy Mitigation -

Water Mitigation -

Operational Off-Road Equipment -

Stationary Sources - Emergency Generators and Fire Pumps -

Table Name	Column Name	Default Value	New Value
tblConstDustMitigation	WaterUnpavedRoadMoistureContent	0	12
tblConstDustMitigation	WaterUnpavedRoadVehicleSpeed	0	15
tblConstructionPhase	NumDays	18.00	22.00
tblConstructionPhase	NumDays	230.00	301.00
tblConstructionPhase	NumDays	8.00	42.00
tblConstructionPhase	NumDays	18.00	12.00
tblConstructionPhase	NumDays	5.00	45.00
tblGrading	MaterialExported	0.00	5,928.00
tblLandUse	LandUseSquareFeet	201,828.00	79,375.00
tblLandUse	LotAcreage	4.63	1.82
tblProjectCharacteristics	CH4IntensityFactor	0.029	0.015
tblProjectCharacteristics	CO2IntensityFactor	702.44	353.87
tblProjectCharacteristics	N2OIntensityFactor	0.006	0.003
tblTripsAndVMT	HaulingTripNumber	741.00	371.00
tblVehicleTrips	WD_TR	127.15	112.18
tblVehicleTrips	WD_TR	8.17	4.02

2.0 Emissions Summary

2.1 Overall Construction

Unmitigated Construction

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Year	tons/yr										MT/yr					
2020	0.0478	0.4885	0.2553	4.6000e-004	0.2100	0.0253	0.2353	0.1148	0.0233	0.1381	0.0000	40.4917	40.4917	0.0125	0.0000	40.8041
2021	0.3119	2.9712	2.4823	5.0600e-003	0.4224	0.1424	0.5648	0.2031	0.1329	0.3361	0.0000	448.1450	448.1450	0.0908	0.0000	450.4148
2022	0.4996	1.0041	1.0772	2.1800e-003	0.0434	0.0464	0.0898	0.0117	0.0436	0.0553	0.0000	192.0580	192.0580	0.0347	0.0000	192.9256
Maximum	**0.4996**	**2.9712**	**2.4823**	**5.0600e-003**	**0.4224**	**0.1424**	**0.5648**	**0.2031**	**0.1329**	**0.3361**	**0.0000**	**448.1450**	**448.1450**	**0.0908**	**0.0000**	**450.4148**

Mitigated Construction

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Year	tons/yr										MT/yr					
2020	0.0478	0.4885	0.2553	4.6000e-004	0.0958	0.0253	0.1211	0.0520	0.0233	0.0753	0.0000	40.4917	40.4917	0.0125	0.0000	40.8040
2021	0.3119	2.9712	2.4823	5.0600e-003	0.2373	0.1424	0.3797	0.1041	0.1329	0.2371	0.0000	448.1446	448.1446	0.0908	0.0000	450.4144
2022	0.4996	1.0041	1.0772	2.1800e-003	0.0434	0.0464	0.0898	0.0117	0.0436	0.0553	0.0000	192.0578	192.0578	0.0347	0.0000	192.9254
Maximum	**0.4996**	**2.9712**	**2.4823**	**5.0600e-003**	**0.2373**	**0.1424**	**0.3797**	**0.1041**	**0.1329**	**0.2371**	**0.0000**	**448.1446**	**448.1446**	**0.0908**	**0.0000**	**450.4144**

Tapestry Hotel - South Coast Air Basin, Annual

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio-CO2	Total CO2	CH4	N20	CO2e
Percent Reduction	**0.00**	**0.00**	**0.00**	**0.00**	**44.31**	**0.00**	**33.65**	**49.09**	**0.00**	**30.56**	**0.00**	**0.00**	**0.00**	**0.00**	**0.00**	**0.00**

Quarter	Start Date	End Date	Maximum Unmitigated ROG + NOX (tons/quarter)	Maximum Mitigated ROG + NOX (tons/quarter)
1	**12-1-2020**	**2-28-2021**	1.3100	1.3100
2	**3-1-2021**	**5-31-2021**	0.8062	0.8062
3	**6-1-2021**	**8-31-2021**	0.7229	0.7229
4	**9-1-2021**	**11-30-2021**	0.7159	0.7159
5	**12-1-2021**	**2-28-2022**	0.6629	0.6629
6	**3-1-2022**	**5-31-2022**	0.6170	0.6170
7	**6-1-2022**	**8-31-2022**	0.4555	0.4555
		Highest	1.3100	1.3100

2.2 Overall Operational

Unmitigated Operational

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	tons/yr										MT/yr					
Area	0.3366	3.0000e-005	3.6200e-003	0.0000		1.0000e-005	1.0000e-005		1.0000e-005	1.0000e-005	0.0000	7.0200e-003	7.0200e-003	2.0000e-005	0.0000	7.4900e-003
Energy	0.0286	0.2603	0.2187	1.5600e-003		0.0198	0.0198		0.0198	0.0198	0.0000	532.9206	532.9206	0.0160	7.3100e-003	535.4995
Mobile	0.2241	1.1507	2.5445	9.0200e-003	0.7421	7.3500e-003	0.7494	0.1988	6.8500e-003	0.2057	0.0000	833.9432	833.9432	0.0425	0.0000	835.0067
Waste						0.0000	0.0000		0.0000	0.0000	20.2788	0.0000	20.2788	1.1984	0.0000	50.2399
Water						0.0000	0.0000		0.0000	0.0000	1.3112	9.4060	10.7172	0.1351	3.2600e-003	15.0655
Total	**0.5893**	**1.4111**	**2.7668**	**0.0106**	**0.7421**	**0.0271**	**0.7692**	**0.1988**	**0.0266**	**0.2255**	**21.5900**	**1,376.2768**	**1,397.8668**	**1.3921**	**0.0106**	**1,435.8189**

2.2 Overall Operational

Mitigated Operational

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	tons/yr										MT/yr					
Area	0.3366	3.0000e-005	3.6200e-003	0.0000		1.0000e-005	1.0000e-005		1.0000e-005	1.0000e-005	0.0000	7.0200e-003	7.0200e-003	2.0000e-005	0.0000	7.4900e-003
Energy	0.0262	0.2381	0.2000	1.4300e-003		0.0181	0.0181		0.0181	0.0181	0.0000	500.0909	500.0909	0.0152	6.7900e-003	502.4950
Mobile	0.2241	1.1507	2.5445	9.0200e-003	0.7421	7.3500e-003	0.7494	0.1988	6.8500e-003	0.2057	0.0000	833.9432	833.9432	0.0425	0.0000	835.0067
Waste						0.0000	0.0000		0.0000	0.0000	20.2788	0.0000	20.2788	1.1984	0.0000	50.2399
Water						0.0000	0.0000		0.0000	0.0000	1.0490	7.6783	8.7273	0.1081	2.6100e-003	12.2065
Total	**0.5869**	**1.3888**	**2.7482**	**0.0105**	**0.7421**	**0.0255**	**0.7675**	**0.1988**	**0.0250**	**0.2238**	**21.3278**	**1,341.7194**	**1,363.0472**	**1.3643**	**9.4000e-003**	**1,399.9554**

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio-CO2	Total CO2	CH4	N20	CO2e
Percent Reduction	**0.41**	**1.57**	**0.67**	**1.23**	**0.00**	**6.23**	**0.22**	**0.00**	**6.34**	**0.75**	**1.21**	**2.51**	**2.49**	**2.00**	**11.07**	**2.50**

3.0 Construction Detail

Construction Phase

Phase Number	Phase Name	Phase Type	Start Date	End Date	Num Days Week	Num Days	Phase Description
1	Site Preparation	Site Preparation	12/1/2020	2/1/2021	5	45	
2	Grading	Grading	2/2/2021	3/31/2021	5	42	
3	Building Construction	Building Construction	4/1/2021	5/26/2022	5	301	
4	Architectural Coating	Architectural Coating	6/1/2022	6/30/2022	5	22	
5	Paving	Paving	6/15/2022	6/30/2022	5	12	

Acres of Grading (Site Preparation Phase): 0

Acres of Grading (Grading Phase): 21

Acres of Paving: 1.28

Residential Indoor: 0; Residential Outdoor: 0; Non-Residential Indoor: 122,063; Non-Residential Outdoor: 40,688; Striped Parking Area: 3,408 (Architectural Coating – sqft)

OffRoad Equipment

Phase Name	Offroad Equipment Type	Amount	Usage Hours	Horse Power	Load Factor
Site Preparation	Rubber Tired Dozers	3	8.00	247	0.40
Site Preparation	Tractors/Loaders/Backhoes	4	8.00	97	0.37
Grading	Excavators	1	8.00	158	0.38
Grading	Graders	1	8.00	187	0.41
Grading	Rubber Tired Dozers	1	8.00	247	0.40
Grading	Tractors/Loaders/Backhoes	3	8.00	97	0.37
Building Construction	Cranes	1	7.00	231	0.29
Building Construction	Forklifts	3	8.00	89	0.20
Building Construction	Generator Sets	1	8.00	84	0.74
Building Construction	Tractors/Loaders/Backhoes	3	7.00	97	0.37
Building Construction	Welders	1	8.00	46	0.45
Architectural Coating	Air Compressors	1	6.00	78	0.48
Paving	Cement and Mortar Mixers	2	6.00	9	0.56
Paving	Pavers	1	8.00	130	0.42
Paving	Paving Equipment	2	6.00	132	0.36
Paving	Rollers	2	6.00	80	0.38
Paving	Tractors/Loaders/Backhoes	1	8.00	97	0.37

Trips and VMT

Phase Name	Offroad Equipment Count	Worker Trip Number	Vendor Trip Number	Hauling Trip Number	Worker Trip Length	Vendor Trip Length	Hauling Trip Length	Worker Vehicle Class	Vendor Vehicle Class	Hauling Vehicle Class
Site Preparation	7	18.00	0.00	0.00	14.70	6.90	20.00	LD_Mix	HDT_Mix	HHDT
Grading	6	15.00	0.00	371.00	14.70	6.90	20.00	LD_Mix	HDT_Mix	HHDT
Building Construction	9	58.00	23.00	0.00	14.70	6.90	20.00	LD_Mix	HDT_Mix	HHDT
Architectural Coating	1	12.00	0.00	0.00	14.70	6.90	20.00	LD_Mix	HDT_Mix	HHDT
Paving	8	20.00	0.00	0.00	14.70	6.90	20.00	LD_Mix	HDT_Mix	HHDT

3.1 Mitigation Measures Construction

Water Exposed Area

Water Unpaved Roads

Reduce Vehicle Speed on Unpaved Roads

3.2 Site Preparation - 2020

Unmitigated Construction On-Site

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	tons/yr										MT/yr					
Fugitive Dust					0.2078	0.0000	0.2078	0.1142	0.0000	0.1142	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Off-Road	0.0469	0.4878	0.2474	4.4000e-004		0.0253	0.0253		0.0233	0.0233	0.0000	38.4453	38.4453	0.0124	0.0000	38.7561
Total	**0.0469**	**0.4878**	**0.2474**	**4.4000e-004**	**0.2078**	**0.0253**	**0.2330**	**0.1142**	**0.0233**	**0.1375**	**0.0000**	**38.4453**	**38.4453**	**0.0124**	**0.0000**	**38.7561**

3.2 Site Preparation - 2020

Unmitigated Construction Off-Site

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	tons/yr										MT/yr					
Hauling	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Vendor	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Worker	9.2000e-004	7.1000e-004	7.8500e-003	2.0000e-005	2.2700e-003	2.0000e-005	2.2900e-003	6.0000e-004	2.0000e-005	6.2000e-004	0.0000	2.0465	2.0465	6.0000e-005	0.0000	2.0479
Total	**9.2000e-004**	**7.1000e-004**	**7.8500e-003**	**2.0000e-005**	**2.2700e-003**	**2.0000e-005**	**2.2900e-003**	**6.0000e-004**	**2.0000e-005**	**6.2000e-004**	**0.0000**	**2.0465**	**2.0465**	**6.0000e-005**	**0.0000**	**2.0479**

Mitigated Construction On-Site

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	tons/yr										MT/yr					
Fugitive Dust					0.0935	0.0000	0.0935	0.0514	0.0000	0.0514	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Off-Road	0.0469	0.4878	0.2474	4.4000e-004		0.0253	0.0253		0.0233	0.0233	0.0000	38.4452	38.4452	0.0124	0.0000	38.7561
Total	**0.0469**	**0.4878**	**0.2474**	**4.4000e-004**	**0.0935**	**0.0253**	**0.1188**	**0.0514**	**0.0233**	**0.0746**	**0.0000**	**38.4452**	**38.4452**	**0.0124**	**0.0000**	**38.7561**

3.2 Site Preparation - 2020

Mitigated Construction Off-Site

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	tons/yr										MT/yr					
Hauling	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Vendor	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Worker	9.2000e-004	7.1000e-004	7.8500e-003	2.0000e-005	2.2700e-003	2.0000e-005	2.2900e-003	6.0000e-004	2.0000e-005	6.2000e-004	0.0000	2.0465	2.0465	6.0000e-005	0.0000	2.0479
Total	**9.2000e-004**	**7.1000e-004**	**7.8500e-003**	**2.0000e-005**	**2.2700e-003**	**2.0000e-005**	**2.2900e-003**	**6.0000e-004**	**2.0000e-005**	**6.2000e-004**	**0.0000**	**2.0465**	**2.0465**	**6.0000e-005**	**0.0000**	**2.0479**

3.2 Site Preparation - 2021

Unmitigated Construction On-Site

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	tons/yr										MT/yr					
Fugitive Dust					0.1987	0.0000	0.1987	0.1092	0.0000	0.1092	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Off-Road	0.0428	0.4455	0.2327	4.2000e-004		0.0225	0.0225		0.0207	0.0207	0.0000	36.7793	36.7793	0.0119	0.0000	37.0767
Total	**0.0428**	**0.4455**	**0.2327**	**4.2000e-004**	**0.1987**	**0.0225**	**0.2212**	**0.1092**	**0.0207**	**0.1299**	**0.0000**	**36.7793**	**36.7793**	**0.0119**	**0.0000**	**37.0767**

3.2 Site Preparation - 2021

Unmitigated Construction Off-Site

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	tons/yr										MT/yr					
Hauling	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Vendor	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Worker	8.2000e-004	6.1000e-004	6.9100e-003	2.0000e-005	2.1700e-003	2.0000e-005	2.1900e-003	5.8000e-004	2.0000e-005	5.9000e-004	0.0000	1.8942	1.8942	5.0000e-005	0.0000	1.8955
Total	**8.2000e-004**	**6.1000e-004**	**6.9100e-003**	**2.0000e-005**	**2.1700e-003**	**2.0000e-005**	**2.1900e-003**	**5.8000e-004**	**2.0000e-005**	**5.9000e-004**	**0.0000**	**1.8942**	**1.8942**	**5.0000e-005**	**0.0000**	**1.8955**

Mitigated Construction On-Site

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	tons/yr										MT/yr					
Fugitive Dust					0.0894	0.0000	0.0894	0.0492	0.0000	0.0492	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Off-Road	0.0428	0.4455	0.2327	4.2000e-004		0.0225	0.0225		0.0207	0.0207	0.0000	36.7792	36.7792	0.0119	0.0000	37.0766
Total	**0.0428**	**0.4455**	**0.2327**	**4.2000e-004**	**0.0894**	**0.0225**	**0.1119**	**0.0492**	**0.0207**	**0.0699**	**0.0000**	**36.7792**	**36.7792**	**0.0119**	**0.0000**	**37.0766**

3.2 Site Preparation - 2021

Mitigated Construction Off-Site

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	tons/yr										MT/yr					
Hauling	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Vendor	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Worker	8.2000e-004	6.1000e-004	6.9100e-003	2.0000e-005	2.1700e-003	2.0000e-005	2.1900e-003	5.8000e-004	2.0000e-005	5.9000e-004	0.0000	1.8942	1.8942	5.0000e-005	0.0000	1.8955
Total	**8.2000e-004**	**6.1000e-004**	**6.9100e-003**	**2.0000e-005**	**2.1700e-003**	**2.0000e-005**	**2.1900e-003**	**5.8000e-004**	**2.0000e-005**	**5.9000e-004**	**0.0000**	**1.8942**	**1.8942**	**5.0000e-005**	**0.0000**	**1.8955**

3.3 Grading - 2021

Unmitigated Construction On-Site

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	tons/yr										MT/yr					
Fugitive Dust					0.1379	0.0000	0.1379	0.0708	0.0000	0.0708	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Off-Road	0.0481	0.5195	0.3330	6.2000e-004		0.0244	0.0244		0.0224	0.0224	0.0000	54.7128	54.7128	0.0177	0.0000	55.1551
Total	**0.0481**	**0.5195**	**0.3330**	**6.2000e-004**	**0.1379**	**0.0244**	**0.1623**	**0.0708**	**0.0224**	**0.0932**	**0.0000**	**54.7128**	**54.7128**	**0.0177**	**0.0000**	**55.1551**

3.3 Grading - 2021

Unmitigated Construction Off-Site

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	tons/yr										MT/yr					
Hauling	1.4300e-003	0.0496	0.0109	1.4000e-004	3.1900e-003	1.5000e-004	3.3400e-003	8.8000e-004	1.4000e-004	1.0200e-003	0.0000	13.9213	13.9213	1.0000e-003	0.0000	13.9464
Vendor	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Worker	1.3100e-003	9.7000e-004	0.0110	3.0000e-005	3.4600e-003	3.0000e-005	3.4800e-003	9.2000e-004	2.0000e-005	9.4000e-004	0.0000	3.0135	3.0135	8.0000e-005	0.0000	3.0155
Total	**2.7400e-003**	**0.0506**	**0.0219**	**1.7000e-004**	**6.6500e-003**	**1.8000e-004**	**6.8200e-003**	**1.8000e-003**	**1.6000e-004**	**1.9600e-003**	**0.0000**	**16.9347**	**16.9347**	**1.0800e-003**	**0.0000**	**16.9619**

Mitigated Construction On-Site

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	tons/yr										MT/yr					
Fugitive Dust					0.0621	0.0000	0.0621	0.0319	0.0000	0.0319	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Off-Road	0.0481	0.5195	0.3330	6.2000e-004		0.0244	0.0244		0.0224	0.0224	0.0000	54.7127	54.7127	0.0177	0.0000	55.1551
Total	**0.0481**	**0.5195**	**0.3330**	**6.2000e-004**	**0.0621**	**0.0244**	**0.0864**	**0.0319**	**0.0224**	**0.0543**	**0.0000**	**54.7127**	**54.7127**	**0.0177**	**0.0000**	**55.1551**

3.3 Grading - 2021

Mitigated Construction Off-Site

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	tons/yr										MT/yr					
Hauling	1.4300e-003	0.0496	0.0109	1.4000e-004	3.1900e-003	1.5000e-004	3.3400e-003	8.8000e-004	1.4000e-004	1.0200e-003	0.0000	13.9213	13.9213	1.0000e-003	0.0000	13.9464
Vendor	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Worker	1.3100e-003	9.7000e-004	0.0110	3.0000e-005	3.4600e-003	3.0000e-005	3.4800e-003	9.2000e-004	2.0000e-005	9.4000e-004	0.0000	3.0135	3.0135	8.0000e-005	0.0000	3.0155
Total	**2.7400e-003**	**0.0506**	**0.0219**	**1.7000e-004**	**6.6500e-003**	**1.8000e-004**	**6.8200e-003**	**1.8000e-003**	**1.6000e-004**	**1.9600e-003**	**0.0000**	**16.9347**	**16.9347**	**1.0800e-003**	**0.0000**	**16.9619**

3.4 Building Construction - 2021

Unmitigated Construction On-Site

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	tons/yr										MT/yr					
Off-Road	0.1872	1.7171	1.6327	2.6500e-003		0.0944	0.0944		0.0888	0.0888	0.0000	228.1627	228.1627	0.0551	0.0000	229.5389
Total	**0.1872**	**1.7171**	**1.6327**	**2.6500e-003**		**0.0944**	**0.0944**		**0.0888**	**0.0888**	**0.0000**	**228.1627**	**228.1627**	**0.0551**	**0.0000**	**229.5389**

3.4 Building Construction - 2021

Unmitigated Construction Off-Site

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	tons/yr										MT/yr					
Hauling	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Vendor	6.5100e-003	0.2204	0.0557	5.7000e-004	0.0143	4.5000e-004	0.0147	4.1200e-003	4.3000e-004	4.5500e-003	0.0000	55.0078	55.0078	3.5500e-003	0.0000	55.0965
Worker	0.0237	0.0176	0.1994	6.0000e-004	0.0627	4.7000e-004	0.0632	0.0167	4.4000e-004	0.0171	0.0000	54.6535	54.6535	1.4700e-003	0.0000	54.6903
Total	**0.0303**	**0.2380**	**0.2551**	**1.1700e-003**	**0.0770**	**9.2000e-004**	**0.0779**	**0.0208**	**8.7000e-004**	**0.0216**	**0.0000**	**109.6614**	**109.6614**	**5.0200e-003**	**0.0000**	**109.7868**

Mitigated Construction On-Site

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	tons/yr										MT/yr					
Off-Road	0.1872	1.7171	1.6327	2.6500e-003		0.0944	0.0944		0.0888	0.0888	0.0000	228.1625	228.1625	0.0551	0.0000	229.5386
Total	**0.1872**	**1.7171**	**1.6327**	**2.6500e-003**		**0.0944**	**0.0944**		**0.0888**	**0.0888**	**0.0000**	**228.1625**	**228.1625**	**0.0551**	**0.0000**	**229.5386**

3.4 Building Construction - 2021

Mitigated Construction Off-Site

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	tons/yr										MT/yr					
Hauling	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Vendor	6.5100e-003	0.2204	0.0557	5.7000e-004	0.0143	4.5000e-004	0.0147	4.1200e-003	4.3000e-004	4.5500e-003	0.0000	55.0078	55.0078	3.5500e-003	0.0000	55.0965
Worker	0.0237	0.0176	0.1994	6.0000e-004	0.0627	4.7000e-004	0.0632	0.0167	4.4000e-004	0.0171	0.0000	54.6535	54.6535	1.4700e-003	0.0000	54.6903
Total	**0.0303**	**0.2380**	**0.2551**	**1.1700e-003**	**0.0770**	**9.2000e-004**	**0.0779**	**0.0208**	**8.7000e-004**	**0.0216**	**0.0000**	**109.6614**	**109.6614**	**5.0200e-003**	**0.0000**	**109.7868**

3.4 Building Construction - 2022

Unmitigated Construction On-Site

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	tons/yr										MT/yr					
Off-Road	0.0887	0.8120	0.8509	1.4000e-003		0.0421	0.0421		0.0396	0.0396	0.0000	120.4971	120.4971	0.0289	0.0000	121.2188
Total	**0.0887**	**0.8120**	**0.8509**	**1.4000e-003**		**0.0421**	**0.0421**		**0.0396**	**0.0396**	**0.0000**	**120.4971**	**120.4971**	**0.0289**	**0.0000**	**121.2188**

3.4 Building Construction - 2022

Unmitigated Construction Off-Site

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	tons/yr										MT/yr					
Hauling	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Vendor	3.2300e-003	0.1104	0.0278	3.0000e-004	7.5400e-003	2.1000e-004	7.7400e-003	2.1700e-003	2.0000e-004	2.3700e-003	0.0000	28.7831	28.7831	1.8100e-003	0.0000	28.8283
Worker	0.0118	8.4000e-003	0.0972	3.1000e-004	0.0331	2.4000e-004	0.0333	8.7900e-003	2.2000e-004	9.0100e-003	0.0000	27.8192	27.8192	7.0000e-004	0.0000	27.8367
Total	**0.0150**	**0.1188**	**0.1250**	**6.1000e-004**	**0.0406**	**4.5000e-004**	**0.0411**	**0.0110**	**4.2000e-004**	**0.0114**	**0.0000**	**56.6023**	**56.6023**	**2.5100e-003**	**0.0000**	**56.6650**

Mitigated Construction On-Site

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	tons/yr										MT/yr					
Off-Road	0.0887	0.8120	0.8509	1.4000e-003		0.0421	0.0421		0.0396	0.0396	0.0000	120.4970	120.4970	0.0289	0.0000	121.2187
Total	**0.0887**	**0.8120**	**0.8509**	**1.4000e-003**		**0.0421**	**0.0421**		**0.0396**	**0.0396**	**0.0000**	**120.4970**	**120.4970**	**0.0289**	**0.0000**	**121.2187**

3.4 Building Construction - 2022

Mitigated Construction Off-Site

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	tons/yr										MT/yr					
Hauling	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Vendor	3.2300e-003	0.1104	0.0278	3.0000e-004	7.5400e-003	2.1000e-004	7.7400e-003	2.1700e-003	2.0000e-004	2.3700e-003	0.0000	28.7831	28.7831	1.8100e-003	0.0000	28.8283
Worker	0.0118	8.4000e-003	0.0972	3.1000e-004	0.0331	2.4000e-004	0.0333	8.7900e-003	2.2000e-004	9.0100e-003	0.0000	27.8192	27.8192	7.0000e-004	0.0000	27.8367
Total	**0.0150**	**0.1188**	**0.1250**	**6.1000e-004**	**0.0406**	**4.5000e-004**	**0.0411**	**0.0110**	**4.2000e-004**	**0.0114**	**0.0000**	**56.6023**	**56.6023**	**2.5100e-003**	**0.0000**	**56.6650**

3.5 Architectural Coating - 2022

Unmitigated Construction On-Site

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	tons/yr										MT/yr					
Archit. Coating	0.3851					0.0000	0.0000		0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Off-Road	2.2500e-003	0.0155	0.0200	3.0000e-005		9.0000e-004	9.0000e-004		9.0000e-004	9.0000e-004	0.0000	2.8086	2.8086	1.8000e-004	0.0000	2.8132
Total	**0.3873**	**0.0155**	**0.0200**	**3.0000e-005**		**9.0000e-004**	**9.0000e-004**		**9.0000e-004**	**9.0000e-004**	**0.0000**	**2.8086**	**2.8086**	**1.8000e-004**	**0.0000**	**2.8132**

3.5 Architectural Coating - 2022

Unmitigated Construction Off-Site

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	tons/yr										MT/yr					
Hauling	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Vendor	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Worker	5.2000e-004	3.7000e-004	4.2500e-003	1.0000e-005	1.4500e-003	1.0000e-005	1.4600e-003	3.8000e-004	1.0000e-005	3.9000e-004	0.0000	1.2176	1.2176	3.0000e-005	0.0000	1.2183
Total	**5.2000e-004**	**3.7000e-004**	**4.2500e-003**	**1.0000e-005**	**1.4500e-003**	**1.0000e-005**	**1.4600e-003**	**3.8000e-004**	**1.0000e-005**	**3.9000e-004**	**0.0000**	**1.2176**	**1.2176**	**3.0000e-005**	**0.0000**	**1.2183**

Mitigated Construction On-Site

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	tons/yr										MT/yr					
Archit. Coating	0.3851					0.0000	0.0000		0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Off-Road	2.2500e-003	0.0155	0.0200	3.0000e-005		9.0000e-004	9.0000e-004		9.0000e-004	9.0000e-004	0.0000	2.8086	2.8086	1.8000e-004	0.0000	2.8132
Total	**0.3873**	**0.0155**	**0.0200**	**3.0000e-005**		**9.0000e-004**	**9.0000e-004**		**9.0000e-004**	**9.0000e-004**	**0.0000**	**2.8086**	**2.8086**	**1.8000e-004**	**0.0000**	**2.8132**

3.5 Architectural Coating - 2022

Mitigated Construction Off-Site

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	tons/yr										MT/yr					
Hauling	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Vendor	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Worker	5.2000e-004	3.7000e-004	4.2500e-003	1.0000e-005	1.4500e-003	1.0000e-005	1.4600e-003	3.8000e-004	1.0000e-005	3.9000e-004	0.0000	1.2176	1.2176	3.0000e-005	0.0000	1.2183
Total	**5.2000e-004**	**3.7000e-004**	**4.2500e-003**	**1.0000e-005**	**1.4500e-003**	**1.0000e-005**	**1.4600e-003**	**3.8000e-004**	**1.0000e-005**	**3.9000e-004**	**0.0000**	**1.2176**	**1.2176**	**3.0000e-005**	**0.0000**	**1.2183**

3.6 Paving - 2022

Unmitigated Construction On-Site

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	tons/yr										MT/yr					
Off-Road	5.8600e-003	0.0571	0.0732	1.1000e-004		2.9300e-003	2.9300e-003		2.7000e-003	2.7000e-003	0.0000	9.8255	9.8255	3.0900e-003	0.0000	9.9027
Paving	1.6800e-003					0.0000	0.0000		0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Total	**7.5400e-003**	**0.0571**	**0.0732**	**1.1000e-004**		**2.9300e-003**	**2.9300e-003**		**2.7000e-003**	**2.7000e-003**	**0.0000**	**9.8255**	**9.8255**	**3.0900e-003**	**0.0000**	**9.9027**

3.6 Paving - 2022

Unmitigated Construction Off-Site

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	tons/yr										MT/yr					
Hauling	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Vendor	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Worker	4.7000e-004	3.3000e-004	3.8700e-003	1.0000e-005	1.3200e-003	1.0000e-005	1.3300e-003	3.5000e-004	1.0000e-005	3.6000e-004	0.0000	1.1069	1.1069	3.0000e-005	0.0000	1.1076
Total	**4.7000e-004**	**3.3000e-004**	**3.8700e-003**	**1.0000e-005**	**1.3200e-003**	**1.0000e-005**	**1.3300e-003**	**3.5000e-004**	**1.0000e-005**	**3.6000e-004**	**0.0000**	**1.1069**	**1.1069**	**3.0000e-005**	**0.0000**	**1.1076**

Mitigated Construction On-Site

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	tons/yr										MT/yr					
Off-Road	5.8600e-003	0.0571	0.0732	1.1000e-004		2.9300e-003	2.9300e-003		2.7000e-003	2.7000e-003	0.0000	9.8255	9.8255	3.0900e-003	0.0000	9.9027
Paving	1.6800e-003					0.0000	0.0000		0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Total	**7.5400e-003**	**0.0571**	**0.0732**	**1.1000e-004**		**2.9300e-003**	**2.9300e-003**		**2.7000e-003**	**2.7000e-003**	**0.0000**	**9.8255**	**9.8255**	**3.0900e-003**	**0.0000**	**9.9027**

3.6 Paving - 2022

Mitigated Construction Off-Site

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	tons/yr										MT/yr					
Hauling	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Vendor	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Worker	4.7000e-004	3.3000e-004	3.8700e-003	1.0000e-005	1.3200e-003	1.0000e-005	1.3300e-003	3.5000e-004	1.0000e-005	3.6000e-004	0.0000	1.1069	1.1069	3.0000e-005	0.0000	1.1076
Total	**4.7000e-004**	**3.3000e-004**	**3.8700e-003**	**1.0000e-005**	**1.3200e-003**	**1.0000e-005**	**1.3300e-003**	**3.5000e-004**	**1.0000e-005**	**3.6000e-004**	**0.0000**	**1.1069**	**1.1069**	**3.0000e-005**	**0.0000**	**1.1076**

4.0 Operational Detail - Mobile

4.1 Mitigation Measures Mobile

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	tons/yr										MT/yr					
Mitigated	0.2241	1.1507	2.5445	9.0200e-003	0.7421	7.3500e-003	0.7494	0.1988	6.8500e-003	0.2057	0.0000	833.9432	833.9432	0.0425	0.0000	835.0067
Unmitigated	0.2241	1.1507	2.5445	9.0200e-003	0.7421	7.3500e-003	0.7494	0.1988	6.8500e-003	0.2057	0.0000	833.9432	833.9432	0.0425	0.0000	835.0067

4.2 Trip Summary Information

	Average Daily Trip Rate			Unmitigated	Mitigated
Land Use	Weekday	Saturday	Sunday	Annual VMT	Annual VMT
High Turnover (Sit Down Restaurant)	224.36	316.74	263.68	331,405	331,405
Hotel	558.78	1,138.41	827.05	1,622,378	1,622,378
Parking Lot	0.00	0.00	0.00		
Total	783.14	1,455.15	1,090.73	1,953,784	1,953,784

4.3 Trip Type Information

	Miles			Trip %			Trip Purpose %		
Land Use	H-W or C-W	H-S or C-C	H-O or C-NW	H-W or C-W	H-S or C-C	H-O or C-NW	Primary	Diverted	Pass-by
High Turnover (Sit Down	16.60	8.40	6.90	8.50	72.50	19.00	37	20	43
Hotel	16.60	8.40	6.90	19.40	61.60	19.00	58	38	4
Parking Lot	16.60	8.40	6.90	0.00	0.00	0.00	0	0	0

4.4 Fleet Mix

Land Use	LDA	LDT1	LDT2	MDV	LHD1	LHD2	MHD	HHD	OBUS	UBUS	MCY	SBUS	MH
High Turnover (Sit Down Restaurant)	0.552111	0.043066	0.201891	0.118512	0.015605	0.005863	0.021387	0.031253	0.002087	0.001818	0.004803	0.000708	0.000896
Hotel	0.552111	0.043066	0.201891	0.118512	0.015605	0.005863	0.021387	0.031253	0.002087	0.001818	0.004803	0.000708	0.000896
Parking Lot	0.552111	0.043066	0.201891	0.118512	0.015605	0.005863	0.021387	0.031253	0.002087	0.001818	0.004803	0.000708	0.000896

5.0 Energy Detail

Historical Energy Use: N

5.1 Mitigation Measures Energy

Exceed Title 24

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	tons/yr										MT/yr					
Electricity Mitigated						0.0000	0.0000		0.0000	0.0000	0.0000	240.9089	240.9089	0.0102	2.0400e-003	241.7728
Electricity Unmitigated						0.0000	0.0000		0.0000	0.0000	0.0000	249.5496	249.5496	0.0106	2.1200e-003	250.4445
NaturalGas Mitigated	0.0262	0.2381	0.2000	1.4300e-003		0.0181	0.0181		0.0181	0.0181	0.0000	259.1820	259.1820	4.9700e-003	4.7500e-003	260.7222
NaturalGas Unmitigated	0.0286	0.2603	0.2187	1.5600e-003		0.0198	0.0198		0.0198	0.0198	0.0000	283.3711	283.3711	5.4300e-003	5.2000e-003	285.0550

5.2 Energy by Land Use - NaturalGas

Unmitigated

	NaturalGas Use	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Land Use	kBTU/yr	tons/yr										MT/yr					
High Turnover (Sit Down Restaurant)	546880	2.9500e-003	0.0268	0.0225	1.6000e-004		2.0400e-003	2.0400e-003		2.0400e-003	2.0400e-003	0.0000	29.1836	29.1836	5.6000e-004	5.4000e-004	29.3570
Hotel	4.76329e+006	0.0257	0.2335	0.1961	1.4000e-003		0.0178	0.0178		0.0178	0.0178	0.0000	254.1875	254.1875	4.8700e-003	4.6600e-003	255.6980
Parking Lot	0	0.0000	0.0000	0.0000	0.0000		0.0000	0.0000		0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Total		**0.0286**	**0.2603**	**0.2187**	**1.5600e-003**		**0.0198**	**0.0198**		**0.0198**	**0.0198**	**0.0000**	**283.3711**	**283.3711**	**5.4300e-003**	**5.2000e-003**	**285.0550**

Mitigated

	NaturalGas Use	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Land Use	kBTU/yr	tons/yr										MT/yr					
High Turnover (Sit Down Restaurant)	531346	2.8700e-003	0.0261	0.0219	1.6000e-004		1.9800e-003	1.9800e-003		1.9800e-003	1.9800e-003	0.0000	28.3547	28.3547	5.4000e-004	5.2000e-004	28.5231
Hotel	4.32554e+006	0.0233	0.2120	0.1781	1.2700e-003		0.0161	0.0161		0.0161	0.0161	0.0000	230.8273	230.8273	4.4200e-003	4.2300e-003	232.1990
Parking Lot	0	0.0000	0.0000	0.0000	0.0000		0.0000	0.0000		0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Total		**0.0262**	**0.2381**	**0.2000**	**1.4300e-003**		**0.0181**	**0.0181**		**0.0181**	**0.0181**	**0.0000**	**259.1820**	**259.1820**	**4.9600e-003**	**4.7500e-003**	**260.7222**

5.3 Energy by Land Use - Electricity

Unmitigated

	Electricity Use	Total CO2	CH4	N2O	CO2e
Land Use	kWh/yr	MT/yr			
High Turnover (Sit Down Restaurant)	94960	15.2423	6.5000e-004	1.3000e-004	15.2970
Hotel	1.43986e+006	231.1163	9.8000e-003	1.9600e-003	231.9451
Parking Lot	19880	3.1910	1.4000e-004	3.0000e-005	3.2024
Total		**249.5495**	**0.0106**	**2.1200e-003**	**250.4445**

Mitigated

	Electricity Use	Total CO2	CH4	N2O	CO2e
Land Use	kWh/yr	MT/yr			
High Turnover (Sit Down Restaurant)	92484	14.8449	6.3000e-004	1.3000e-004	14.8981
Hotel	1.38851e+006	222.8730	9.4500e-003	1.8900e-003	223.6723
Parking Lot	19880	3.1910	1.4000e-004	3.0000e-005	3.2024
Total		**240.9089**	**0.0102**	**2.0500e-003**	**241.7728**

6.0 Area Detail

6.1 Mitigation Measures Area

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	tons/yr										MT/yr					
Mitigated	0.3366	3.0000e-005	3.6200e-003	0.0000		1.0000e-005	1.0000e-005		1.0000e-005	1.0000e-005	0.0000	7.0200e-003	7.0200e-003	2.0000e-005	0.0000	7.4900e-003
Unmitigated	0.3366	3.0000e-005	3.6200e-003	0.0000		1.0000e-005	1.0000e-005		1.0000e-005	1.0000e-005	0.0000	7.0200e-003	7.0200e-003	2.0000e-005	0.0000	7.4900e-003

6.2 Area by SubCategory

Unmitigated

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
SubCategory	tons/yr										MT/yr					
Architectural Coating	0.0385					0.0000	0.0000		0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Consumer Products	0.2977					0.0000	0.0000		0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Landscaping	3.4000e-004	3.0000e-005	3.6200e-003	0.0000		1.0000e-005	1.0000e-005		1.0000e-005	1.0000e-005	0.0000	7.0200e-003	7.0200e-003	2.0000e-005	0.0000	7.4900e-003
Total	**0.3366**	**3.0000e-005**	**3.6200e-003**	**0.0000**		**1.0000e-005**	**1.0000e-005**		**1.0000e-005**	**1.0000e-005**	**0.0000**	**7.0200e-003**	**7.0200e-003**	**2.0000e-005**	**0.0000**	**7.4900e-003**

6.2 Area by SubCategory

Mitigated

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
SubCategory	tons/yr										MT/yr					
Architectural Coating	0.0385					0.0000	0.0000		0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Consumer Products	0.2977					0.0000	0.0000		0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Landscaping	3.4000e-004	3.0000e-005	3.6200e-003	0.0000		1.0000e-005	1.0000e-005		1.0000e-005	1.0000e-005	0.0000	7.0200e-003	7.0200e-003	2.0000e-005	0.0000	7.4900e-003
Total	**0.3366**	**3.0000e-005**	**3.6200e-003**	**0.0000**		**1.0000e-005**	**1.0000e-005**		**1.0000e-005**	**1.0000e-005**	**0.0000**	**7.0200e-003**	**7.0200e-003**	**2.0000e-005**	**0.0000**	**7.4900e-003**

7.0 Water Detail

7.1 Mitigation Measures Water

Apply Water Conservation Strategy

	Total CO2	CH4	N2O	CO2e
Category	MT/yr			
Mitigated	8.7273	0.1081	2.6100e-003	12.2065
Unmitigated	10.7172	0.1351	3.2600e-003	15.0655

7.2 Water by Land Use

Unmitigated

	Indoor/Outdoor Use	Total CO2	CH4	N2O	CO2e
Land Use	Mgal	MT/yr			
High Turnover (Sit Down Restaurant)	0.607067 / 0.038749	1.5305	0.0198	4.8000e-004	2.1690
Hotel	3.52598 / 0.391776	9.1867	0.1152	2.7800e-003	12.8964
Parking Lot	0 / 0	0.0000	0.0000	0.0000	0.0000
Total		**10.7172**	**0.1351**	**3.2600e-003**	**15.0655**

7.2 Water by Land Use

Mitigated

	Indoor/Outdoor Use	Total CO2	CH4	N2O	CO2e
Land Use	Mgal	MT/yr			
High Turnover (Sit Down Restaurant)	0.485654 / 0.038749	1.2382	0.0159	3.8000e-004	1.7491
Hotel	2.82078 / 0.391776	7.4891	0.0922	2.2300e-003	10.4574
Parking Lot	0 / 0	0.0000	0.0000	0.0000	0.0000
Total		**8.7273**	**0.1081**	**2.6100e-003**	**12.2065**

8.0 Waste Detail

8.1 Mitigation Measures Waste

Category/Year

	Total CO2	CH4	N2O	CO2e
	MT/yr			
Mitigated	20.2788	1.1984	0.0000	50.2399
Unmitigated	20.2788	1.1984	0.0000	50.2399

8.2 Waste by Land Use

Unmitigated

	Waste Disposed	Total CO2	CH4	N2O	CO2e
Land Use	tons	MT/yr			
High Turnover (Sit Down Restaurant)	23.8	4.8312	0.2855	0.0000	11.9691
Hotel	76.1	15.4476	0.9129	0.0000	38.2708
Parking Lot	0	0.0000	0.0000	0.0000	0.0000
Total		**20.2788**	**1.1984**	**0.0000**	**50.2399**

8.2 Waste by Land Use

Mitigated

	Waste Disposed	Total CO2	CH4	N2O	CO2e
Land Use	tons	MT/yr			
High Turnover (Sit Down Restaurant)	23.8	4.8312	0.2855	0.0000	11.9691
Hotel	76.1	15.4476	0.9129	0.0000	38.2708
Parking Lot	0	0.0000	0.0000	0.0000	0.0000
Total		**20.2788**	**1.1984**	**0.0000**	**50.2399**

9.0 Operational Offroad

Equipment Type	Number	Hours/Day	Days/Year	Horse Power	Load Factor	Fuel Type

10.0 Stationary Equipment

Fire Pumps and Emergency Generators

Equipment Type	Number	Hours/Day	Hours/Year	Horse Power	Load Factor	Fuel Type

Boilers

Equipment Type	Number	Heat Input/Day	Heat Input/Year	Boiler Rating	Fuel Type

User Defined Equipment

Equipment Type	Number

11.0 Vegetation

Tapestry Hotel Fireplaces

South Coast Air Basin, Winter

1.0 Project Characteristics

1.1 Land Usage

Land Uses	Size	Metric	Lot Acreage	Floor Surface Area	Population
User Defined Residential	0.00	Dwelling Unit	0.00	0.00	0

1.2 Other Project Characteristics

Urbanization	Urban	**Wind Speed (m/s)**	2.2	**Precipitation Freq (Days)**	31
Climate Zone	10			**Operational Year**	2022
Utility Company					
CO2 Intensity (lb/MWhr)	0	**CH4 Intensity (lb/MWhr)**	0	**N2O Intensity (lb/MWhr)**	0

1.3 User Entered Comments & Non-Default Data

Project Characteristics -

Land Use -

Construction Phase - Not necessary.

Off-road Equipment - Not necessary.

Off-road Equipment - Not nessesary.

Trips and VMT - Not necessary.

Vehicle Trips - Not necessary.

Woodstoves - Specified by Architect.

Consumer Products - Not necessary.

Area Coating - Not necessary.

Water And Wastewater -

Solid Waste - Not necessary.

Fleet Mix - Not nessesary.

Tapestry Hotel Fireplaces - South Coast Air Basin, Winter

Table Name	Column Name	Default Value	New Value
tblAreaCoating	Area_EF_Parking	100	0
tblFireplaces	NumberGas	0.00	2.00
tblOffRoadEquipment	OffRoadEquipmentUnitAmount	1.00	0.00
tblOffRoadEquipment	OffRoadEquipmentUnitAmount	2.00	0.00
tblOffRoadEquipment	OffRoadEquipmentUnitAmount	2.00	0.00
tblOffRoadEquipment	OffRoadEquipmentUnitAmount	2.00	0.00
tblOffRoadEquipment	UsageHours	8.00	6.00
tblSolidWaste	LandfillCaptureGasFlare	94.00	0.00
tblTripsAndVMT	HaulingTripLength	20.00	0.00
tblTripsAndVMT	VendorTripLength	6.90	0.00
tblTripsAndVMT	WorkerTripLength	14.70	0.00
tblVehicleTrips	HO_TL	8.70	0.00
tblVehicleTrips	HO_TTP	40.60	0.00
tblVehicleTrips	HS_TL	5.90	0.00
tblVehicleTrips	HS_TTP	19.20	0.00
tblVehicleTrips	HW_TL	14.70	0.00
tblVehicleTrips	HW_TTP	40.20	0.00

2.0 Emissions Summary

2.1 Overall Construction (Maximum Daily Emission)

Unmitigated Construction

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Year	lb/day										lb/day					
2020	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Maximum	**0.0000**	**0.0000**	**0.0000**	**0.0000**	**0.0000**	**0.0000**	**0.0000**	**0.0000**	**0.0000**	**0.0000**	**0.0000**	**0.0000**	**0.0000**	**0.0000**	**0.0000**	**0.0000**

Mitigated Construction

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Year	lb/day										lb/day					
2020	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Maximum	**0.0000**	**0.0000**	**0.0000**	**0.0000**	**0.0000**	**0.0000**	**0.0000**	**0.0000**	**0.0000**	**0.0000**	**0.0000**	**0.0000**	**0.0000**	**0.0000**	**0.0000**	**0.0000**

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio-CO2	Total CO2	CH4	N20	CO2e
Percent Reduction	**0.00**	**0.00**	**0.00**	**0.00**	**0.00**	**0.00**	**0.00**	**0.00**	**0.00**	**0.00**	**0.00**	**0.00**	**0.00**	**0.00**	**0.00**	**0.00**

2.2 Overall Operational

Unmitigated Operational

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	lb/day										lb/day					
Area	3.8800e-003	0.0332	0.0141	2.1000e-004		2.6800e-003	2.6800e-003		2.6800e-003	2.6800e-003	0.0000	42.3529	42.3529	8.1000e-004	7.8000e-004	42.6046
Energy	0.0000	0.0000	0.0000	0.0000		0.0000	0.0000		0.0000	0.0000		0.0000	0.0000	0.0000	0.0000	0.0000
Mobile	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000		0.0000	0.0000	0.0000		0.0000
Total	**3.8800e-003**	**0.0332**	**0.0141**	**2.1000e-004**	**0.0000**	**2.6800e-003**	**2.6800e-003**	**0.0000**	**2.6800e-003**	**2.6800e-003**	**0.0000**	**42.3529**	**42.3529**	**8.1000e-004**	**7.8000e-004**	**42.6046**

Mitigated Operational

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	lb/day										lb/day					
Area	3.8800e-003	0.0332	0.0141	2.1000e-004		2.6800e-003	2.6800e-003		2.6800e-003	2.6800e-003	0.0000	42.3529	42.3529	8.1000e-004	7.8000e-004	42.6046
Energy	0.0000	0.0000	0.0000	0.0000		0.0000	0.0000		0.0000	0.0000		0.0000	0.0000	0.0000	0.0000	0.0000
Mobile	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000		0.0000	0.0000	0.0000		0.0000
Total	**3.8800e-003**	**0.0332**	**0.0141**	**2.1000e-004**	**0.0000**	**2.6800e-003**	**2.6800e-003**	**0.0000**	**2.6800e-003**	**2.6800e-003**	**0.0000**	**42.3529**	**42.3529**	**8.1000e-004**	**7.8000e-004**	**42.6046**

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio-CO2	Total CO2	CH4	N20	CO2e
Percent Reduction	**0.00**	**0.00**	**0.00**	**0.00**	**0.00**	**0.00**	**0.00**	**0.00**	**0.00**	**0.00**	**0.00**	**0.00**	**0.00**	**0.00**	**0.00**	**0.00**

3.0 Construction Detail

Construction Phase

Phase Number	Phase Name	Phase Type	Start Date	End Date	Num Days Week	Num Days	Phase Description
1	Building Construction	Building Construction	12/1/2020	11/30/2020	5	0	

Acres of Grading (Site Preparation Phase): 0

Acres of Grading (Grading Phase): 0

Acres of Paving: 0

Residential Indoor: 0; Residential Outdoor: 0; Non-Residential Indoor: 0; Non-Residential Outdoor: 0; Striped Parking Area: 0 (Architectural Coating – sqft)

OffRoad Equipment

Phase Name	Offroad Equipment Type	Amount	Usage Hours	Horse Power	Load Factor
Building Construction	Concrete/Industrial Saws	0	8.00	81	0.73
Building Construction	Cranes	0	4.00	231	0.29
Building Construction	Forklifts	0	6.00	89	0.20
Building Construction	Rubber Tired Dozers	0	1.00	247	0.40
Building Construction	Tractors/Loaders/Backhoes	0	8.00	97	0.37
Building Construction	Tractors/Loaders/Backhoes	0	6.00	97	0.37

Trips and VMT

Phase Name	Offroad Equipment Count	Worker Trip Number	Vendor Trip Number	Hauling Trip Number	Worker Trip Length	Vendor Trip Length	Hauling Trip Length	Worker Vehicle Class	Vendor Vehicle Class	Hauling Vehicle Class
Building Construction	0	0.00	0.00	0.00	0.00	0.00	0.00	LD_Mix	HDT_Mix	HHDT

3.1 Mitigation Measures Construction

3.2 Building Construction - 2020

Unmitigated Construction On-Site

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	lb/day										lb/day					
Off-Road	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Total	**0.0000**	**0.0000**	**0.0000**	**0.0000**	**0.0000**	**0.0000**	**0.0000**	**0.0000**	**0.0000**	**0.0000**	**0.0000**	**0.0000**	**0.0000**	**0.0000**	**0.0000**	**0.0000**

3.2 Building Construction - 2020

Unmitigated Construction Off-Site

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	lb/day										lb/day					
Hauling	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Vendor	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Worker	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Total	**0.0000**	**0.0000**	**0.0000**	**0.0000**	**0.0000**	**0.0000**	**0.0000**	**0.0000**	**0.0000**	**0.0000**	**0.0000**	**0.0000**	**0.0000**	**0.0000**	**0.0000**	**0.0000**

Mitigated Construction On-Site

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	lb/day										lb/day					
Off-Road	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Total	**0.0000**	**0.0000**	**0.0000**	**0.0000**	**0.0000**	**0.0000**	**0.0000**	**0.0000**	**0.0000**	**0.0000**	**0.0000**	**0.0000**	**0.0000**	**0.0000**	**0.0000**	**0.0000**

3.2 Building Construction - 2020

Mitigated Construction Off-Site

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	lb/day										lb/day					
Hauling	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Vendor	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Worker	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Total	**0.0000**	**0.0000**	**0.0000**	**0.0000**	**0.0000**	**0.0000**	**0.0000**	**0.0000**	**0.0000**	**0.0000**	**0.0000**	**0.0000**	**0.0000**	**0.0000**	**0.0000**	**0.0000**

4.0 Operational Detail - Mobile

4.1 Mitigation Measures Mobile

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	lb/day										lb/day					
Mitigated	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000		0.0000	0.0000	0.0000		0.0000
Unmitigated	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000		0.0000	0.0000	0.0000		0.0000

4.2 Trip Summary Information

	Average Daily Trip Rate			Unmitigated	Mitigated
Land Use	Weekday	Saturday	Sunday	Annual VMT	Annual VMT
User Defined Residential	0.00	0.00	0.00		
Total	0.00	0.00	0.00		

4.3 Trip Type Information

	Miles			Trip %			Trip Purpose %		
Land Use	H-W or C-W	H-S or C-C	H-O or C-NW	H-W or C-W	H-S or C-C	H-O or C-NW	Primary	Diverted	Pass-by
User Defined Residential	0.00	0.00	0.00	0.00	0.00	0.00	0	0	0

4.4 Fleet Mix

Land Use	LDA	LDT1	LDT2	MDV	LHD1	LHD2	MHD	HHD	OBUS	UBUS	MCY	SBUS	MH
User Defined Residential	0.552111	0.043066	0.201891	0.118512	0.015605	0.005863	0.021387	0.031253	0.002087	0.001818	0.004803	0.000708	0.000896

5.0 Energy Detail

Historical Energy Use: N

5.1 Mitigation Measures Energy

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	lb/day										lb/day					
NaturalGas Mitigated	0.0000	0.0000	0.0000	0.0000		0.0000	0.0000		0.0000	0.0000		0.0000	0.0000	0.0000	0.0000	0.0000
NaturalGas Unmitigated	0.0000	0.0000	0.0000	0.0000		0.0000	0.0000		0.0000	0.0000		0.0000	0.0000	0.0000	0.0000	0.0000

5.2 Energy by Land Use - NaturalGas

Unmitigated

	NaturalGas Use	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Land Use	kBTU/yr	lb/day										lb/day					
User Defined Residential	0	0.0000	0.0000	0.0000	0.0000		0.0000	0.0000		0.0000	0.0000		0.0000	0.0000	0.0000	0.0000	0.0000
Total		**0.0000**	**0.0000**	**0.0000**	**0.0000**		**0.0000**	**0.0000**		**0.0000**	**0.0000**		**0.0000**	**0.0000**	**0.0000**	**0.0000**	**0.0000**

5.2 Energy by Land Use - NaturalGas

Mitigated

	NaturalGas Use	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Land Use	kBTU/yr	lb/day										lb/day					
User Defined Residential	0	0.0000	0.0000	0.0000	0.0000		0.0000	0.0000		0.0000	0.0000		0.0000	0.0000	0.0000	0.0000	0.0000
Total		**0.0000**	**0.0000**	**0.0000**	**0.0000**		**0.0000**	**0.0000**		**0.0000**	**0.0000**		**0.0000**	**0.0000**	**0.0000**	**0.0000**	**0.0000**

6.0 Area Detail

6.1 Mitigation Measures Area

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	lb/day										lb/day					
Mitigated	3.8800e-003	0.0332	0.0141	2.1000e-004		2.6800e-003	2.6800e-003		2.6800e-003	2.6800e-003	0.0000	42.3529	42.3529	8.1000e-004	7.8000e-004	42.6046
Unmitigated	3.8800e-003	0.0332	0.0141	2.1000e-004		2.6800e-003	2.6800e-003		2.6800e-003	2.6800e-003	0.0000	42.3529	42.3529	8.1000e-004	7.8000e-004	42.6046

6.2 Area by SubCategory

Unmitigated

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
SubCategory	lb/day										lb/day					
Architectural Coating	0.0000					0.0000	0.0000		0.0000	0.0000			0.0000			0.0000
Consumer Products	0.0000					0.0000	0.0000		0.0000	0.0000			0.0000			0.0000
Hearth	3.8800e-003	0.0332	0.0141	2.1000e-004		2.6800e-003	2.6800e-003		2.6800e-003	2.6800e-003	0.0000	42.3529	42.3529	8.1000e-004	7.8000e-004	42.6046
Landscaping	0.0000	0.0000	0.0000	0.0000		0.0000	0.0000		0.0000	0.0000		0.0000	0.0000	0.0000		0.0000
Total	**3.8800e-003**	**0.0332**	**0.0141**	**2.1000e-004**		**2.6800e-003**	**2.6800e-003**		**2.6800e-003**	**2.6800e-003**	**0.0000**	**42.3529**	**42.3529**	**8.1000e-004**	**7.8000e-004**	**42.6046**

6.2 Area by SubCategory

Mitigated

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
SubCategory	lb/day										lb/day					
Architectural Coating	0.0000					0.0000	0.0000		0.0000	0.0000			0.0000			0.0000
Consumer Products	0.0000					0.0000	0.0000		0.0000	0.0000			0.0000			0.0000
Hearth	3.8800e-003	0.0332	0.0141	2.1000e-004		2.6800e-003	2.6800e-003		2.6800e-003	2.6800e-003	0.0000	42.3529	42.3529	8.1000e-004	7.8000e-004	42.6046
Landscaping	0.0000	0.0000	0.0000	0.0000		0.0000	0.0000		0.0000	0.0000		0.0000	0.0000	0.0000		0.0000
Total	**3.8800e-003**	**0.0332**	**0.0141**	**2.1000e-004**		**2.6800e-003**	**2.6800e-003**		**2.6800e-003**	**2.6800e-003**	**0.0000**	**42.3529**	**42.3529**	**8.1000e-004**	**7.8000e-004**	**42.6046**

7.0 Water Detail

7.1 Mitigation Measures Water

8.0 Waste Detail

8.1 Mitigation Measures Waste

9.0 Operational Offroad

Equipment Type	Number	Hours/Day	Days/Year	Horse Power	Load Factor	Fuel Type

10.0 Stationary Equipment

Fire Pumps and Emergency Generators

Equipment Type	Number	Hours/Day	Hours/Year	Horse Power	Load Factor	Fuel Type

Boilers

Equipment Type	Number	Heat Input/Day	Heat Input/Year	Boiler Rating	Fuel Type

User Defined Equipment

Equipment Type	Number

11.0 Vegetation

Tapestry Hotel Fireplaces

South Coast Air Basin, Annual

1.0 Project Characteristics

1.1 Land Usage

Land Uses	Size	Metric	Lot Acreage	Floor Surface Area	Population
User Defined Residential	0.00	Dwelling Unit	0.00	0.00	0

1.2 Other Project Characteristics

Urbanization	Urban	**Wind Speed (m/s)**	2.2	**Precipitation Freq (Days)**	31
Climate Zone	10			**Operational Year**	2030
Utility Company					
CO2 Intensity (lb/MWhr)	0	**CH4 Intensity (lb/MWhr)**	0	**N2O Intensity (lb/MWhr)**	0

1.3 User Entered Comments & Non-Default Data

Project Characteristics -

Land Use -

Construction Phase - Not necessary.

Off-road Equipment - Not necessary.

Off-road Equipment - Not nessesary.

Trips and VMT - Not necessary.

Vehicle Trips - Not necessary.

Woodstoves - Specified by Architect.

Consumer Products - Not necessary.

Area Coating - Not necessary.

Water And Wastewater -

Solid Waste - Not necessary.

Fleet Mix - Not nessesary.

Tapestry Hotel Fireplaces - South Coast Air Basin, Annual

Table Name	Column Name	Default Value	New Value
tblAreaCoating	Area_EF_Parking	100	0
tblFireplaces	NumberGas	0.00	2.00
tblOffRoadEquipment	OffRoadEquipmentUnitAmount	1.00	0.00
tblOffRoadEquipment	OffRoadEquipmentUnitAmount	2.00	0.00
tblOffRoadEquipment	OffRoadEquipmentUnitAmount	2.00	0.00
tblOffRoadEquipment	OffRoadEquipmentUnitAmount	2.00	0.00
tblOffRoadEquipment	UsageHours	8.00	6.00
tblSolidWaste	LandfillCaptureGasFlare	94.00	0.00
tblTripsAndVMT	HaulingTripLength	20.00	0.00
tblTripsAndVMT	VendorTripLength	6.90	0.00
tblTripsAndVMT	WorkerTripLength	14.70	0.00
tblVehicleTrips	HO_TL	8.70	0.00
tblVehicleTrips	HO_TTP	40.60	0.00
tblVehicleTrips	HS_TL	5.90	0.00
tblVehicleTrips	HS_TTP	19.20	0.00
tblVehicleTrips	HW_TL	14.70	0.00
tblVehicleTrips	HW_TTP	40.20	0.00

2.0 Emissions Summary

2.1 Overall Construction

Unmitigated Construction

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Year	tons/yr										MT/yr					
2020	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Maximum	**0.0000**	**0.0000**	**0.0000**	**0.0000**	**0.0000**	**0.0000**	**0.0000**	**0.0000**	**0.0000**	**0.0000**	**0.0000**	**0.0000**	**0.0000**	**0.0000**	**0.0000**	**0.0000**

Mitigated Construction

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Year	tons/yr										MT/yr					
2020	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Maximum	**0.0000**	**0.0000**	**0.0000**	**0.0000**	**0.0000**	**0.0000**	**0.0000**	**0.0000**	**0.0000**	**0.0000**	**0.0000**	**0.0000**	**0.0000**	**0.0000**	**0.0000**	**0.0000**

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio-CO2	Total CO2	CH4	N20	CO2e
Percent Reduction	**0.00**	**0.00**	**0.00**	**0.00**	**0.00**	**0.00**	**0.00**	**0.00**	**0.00**	**0.00**	**0.00**	**0.00**	**0.00**	**0.00**	**0.00**	**0.00**

Quarter	Start Date	End Date	Maximum Unmitigated ROG + NOX (tons/quarter)	Maximum Mitigated ROG + NOX (tons/quarter)
		Highest		

2.2 Overall Operational

Unmitigated Operational

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	tons/yr										MT/yr					
Area	5.0000e-005	4.1000e-004	1.8000e-004	0.0000		3.0000e-005	3.0000e-005		3.0000e-005	3.0000e-005	0.0000	0.4803	0.4803	1.0000e-005	1.0000e-005	0.4831
Energy	0.0000	0.0000	0.0000	0.0000		0.0000	0.0000		0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Mobile	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Waste						0.0000	0.0000		0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Water						0.0000	0.0000		0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Total	**5.0000e-005**	**4.1000e-004**	**1.8000e-004**	**0.0000**	**0.0000**	**3.0000e-005**	**3.0000e-005**	**0.0000**	**3.0000e-005**	**3.0000e-005**	**0.0000**	**0.4803**	**0.4803**	**1.0000e-005**	**1.0000e-005**	**0.4831**

2.2 Overall Operational

Mitigated Operational

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	tons/yr										MT/yr					
Area	5.0000e-005	4.1000e-004	1.8000e-004	0.0000		3.0000e-005	3.0000e-005		3.0000e-005	3.0000e-005	0.0000	0.4803	0.4803	1.0000e-005	1.0000e-005	0.4831
Energy	0.0000	0.0000	0.0000	0.0000		0.0000	0.0000		0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Mobile	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Waste						0.0000	0.0000		0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Water						0.0000	0.0000		0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Total	**5.0000e-005**	**4.1000e-004**	**1.8000e-004**	**0.0000**	**0.0000**	**3.0000e-005**	**3.0000e-005**	**0.0000**	**3.0000e-005**	**3.0000e-005**	**0.0000**	**0.4803**	**0.4803**	**1.0000e-005**	**1.0000e-005**	**0.4831**

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio-CO2	Total CO2	CH4	N20	CO2e
Percent Reduction	**0.00**	**0.00**	**0.00**	**0.00**	**0.00**	**0.00**	**0.00**	**0.00**	**0.00**	**0.00**	**0.00**	**0.00**	**0.00**	**0.00**	**0.00**	**0.00**

3.0 Construction Detail

Construction Phase

Phase Number	Phase Name	Phase Type	Start Date	End Date	Num Days Week	Num Days	Phase Description
1	Building Construction	Building Construction	12/1/2020	11/30/2020	5	0	

Acres of Grading (Site Preparation Phase): 0

Acres of Grading (Grading Phase): 0

Acres of Paving: 0

Residential Indoor: 0; Residential Outdoor: 0; Non-Residential Indoor: 0; Non-Residential Outdoor: 0; Striped Parking Area: 0 (Architectural Coating – sqft)

OffRoad Equipment

Phase Name	Offroad Equipment Type	Amount	Usage Hours	Horse Power	Load Factor
Building Construction	Concrete/Industrial Saws	0	8.00	81	0.73
Building Construction	Cranes	0	4.00	231	0.29
Building Construction	Forklifts	0	6.00	89	0.20
Building Construction	Rubber Tired Dozers	0	1.00	247	0.40
Building Construction	Tractors/Loaders/Backhoes	0	8.00	97	0.37
Building Construction	Tractors/Loaders/Backhoes	0	6.00	97	0.37

Trips and VMT

Phase Name	Offroad Equipment Count	Worker Trip Number	Vendor Trip Number	Hauling Trip Number	Worker Trip Length	Vendor Trip Length	Hauling Trip Length	Worker Vehicle Class	Vendor Vehicle Class	Hauling Vehicle Class
Building Construction	0	0.00	0.00	0.00	0.00	0.00	0.00	LD_Mix	HDT_Mix	HHDT

3.1 Mitigation Measures Construction

3.2 Building Construction - 2020

Unmitigated Construction On-Site

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	tons/yr										MT/yr					
Off-Road	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Total	**0.0000**	**0.0000**	**0.0000**	**0.0000**	**0.0000**	**0.0000**	**0.0000**	**0.0000**	**0.0000**	**0.0000**	**0.0000**	**0.0000**	**0.0000**	**0.0000**	**0.0000**	**0.0000**

Unmitigated Construction Off-Site

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	tons/yr										MT/yr					
Hauling	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Vendor	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Worker	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Total	**0.0000**	**0.0000**	**0.0000**	**0.0000**	**0.0000**	**0.0000**	**0.0000**	**0.0000**	**0.0000**	**0.0000**	**0.0000**	**0.0000**	**0.0000**	**0.0000**	**0.0000**	**0.0000**

3.2 Building Construction - 2020

Mitigated Construction On-Site

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	tons/yr										MT/yr					
Off-Road	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Total	**0.0000**	**0.0000**	**0.0000**	**0.0000**	**0.0000**	**0.0000**	**0.0000**	**0.0000**	**0.0000**	**0.0000**	**0.0000**	**0.0000**	**0.0000**	**0.0000**	**0.0000**	**0.0000**

Mitigated Construction Off-Site

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	tons/yr										MT/yr					
Hauling	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Vendor	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Worker	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Total	**0.0000**	**0.0000**	**0.0000**	**0.0000**	**0.0000**	**0.0000**	**0.0000**	**0.0000**	**0.0000**	**0.0000**	**0.0000**	**0.0000**	**0.0000**	**0.0000**	**0.0000**	**0.0000**

4.0 Operational Detail - Mobile

4.1 Mitigation Measures Mobile

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	tons/yr										MT/yr					
Mitigated	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Unmitigated	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000

4.2 Trip Summary Information

	Average Daily Trip Rate			Unmitigated	Mitigated
Land Use	Weekday	Saturday	Sunday	Annual VMT	Annual VMT
User Defined Residential	0.00	0.00	0.00		
Total	0.00	0.00	0.00		

4.3 Trip Type Information

	Miles			Trip %			Trip Purpose %		
Land Use	H-W or C-W	H-S or C-C	H-O or C-NW	H-W or C-W	H-S or C-C	H-O or C-NW	Primary	Diverted	Pass-by
User Defined Residential	0.00	0.00	0.00	0.00	0.00	0.00	0	0	0

4.4 Fleet Mix

Land Use	LDA	LDT1	LDT2	MDV	LHD1	LHD2	MHD	HHD	OBUS	UBUS	MCY	SBUS	MH
User Defined Residential	0.554588	0.041680	0.206638	0.111313	0.012826	0.005773	0.022313	0.034878	0.002168	0.001490	0.004854	0.000717	0.000760

5.0 Energy Detail

Historical Energy Use: N

5.1 Mitigation Measures Energy

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	tons/yr										MT/yr					
Electricity Mitigated						0.0000	0.0000		0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Electricity Unmitigated						0.0000	0.0000		0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
NaturalGas Mitigated	0.0000	0.0000	0.0000	0.0000		0.0000	0.0000		0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
NaturalGas Unmitigated	0.0000	0.0000	0.0000	0.0000		0.0000	0.0000		0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000

5.2 Energy by Land Use - NaturalGas

Unmitigated

	NaturalGas Use	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Land Use	kBTU/yr	tons/yr										MT/yr					
User Defined Residential	0	0.0000	0.0000	0.0000	0.0000		0.0000	0.0000		0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Total		**0.0000**	**0.0000**	**0.0000**	**0.0000**		**0.0000**	**0.0000**		**0.0000**	**0.0000**	**0.0000**	**0.0000**	**0.0000**	**0.0000**	**0.0000**	**0.0000**

Mitigated

	NaturalGas Use	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Land Use	kBTU/yr	tons/yr										MT/yr					
User Defined Residential	0	0.0000	0.0000	0.0000	0.0000		0.0000	0.0000		0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Total		**0.0000**	**0.0000**	**0.0000**	**0.0000**		**0.0000**	**0.0000**		**0.0000**	**0.0000**	**0.0000**	**0.0000**	**0.0000**	**0.0000**	**0.0000**	**0.0000**

5.3 Energy by Land Use - Electricity

Unmitigated

	Electricity Use	Total CO2	CH4	N2O	CO2e
Land Use	kWh/yr	MT/yr			
User Defined Residential	0	0.0000	0.0000	0.0000	0.0000
Total		**0.0000**	**0.0000**	**0.0000**	**0.0000**

Mitigated

	Electricity Use	Total CO2	CH4	N2O	CO2e
Land Use	kWh/yr	MT/yr			
User Defined Residential	0	0.0000	0.0000	0.0000	0.0000
Total		**0.0000**	**0.0000**	**0.0000**	**0.0000**

6.0 Area Detail

6.1 Mitigation Measures Area

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	tons/yr										MT/yr					
Mitigated	5.0000e-005	4.1000e-004	1.8000e-004	0.0000		3.0000e-005	3.0000e-005		3.0000e-005	3.0000e-005	0.0000	0.4803	0.4803	1.0000e-005	1.0000e-005	0.4831
Unmitigated	5.0000e-005	4.1000e-004	1.8000e-004	0.0000		3.0000e-005	3.0000e-005		3.0000e-005	3.0000e-005	0.0000	0.4803	0.4803	1.0000e-005	1.0000e-005	0.4831

6.2 Area by SubCategory

Unmitigated

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
SubCategory	tons/yr										MT/yr					
Architectural Coating	0.0000					0.0000	0.0000		0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Consumer Products	0.0000					0.0000	0.0000		0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Hearth	5.0000e-005	4.1000e-004	1.8000e-004	0.0000		3.0000e-005	3.0000e-005		3.0000e-005	3.0000e-005	0.0000	0.4803	0.4803	1.0000e-005	1.0000e-005	0.4831
Landscaping	0.0000	0.0000	0.0000	0.0000		0.0000	0.0000		0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Total	**5.0000e-005**	**4.1000e-004**	**1.8000e-004**	**0.0000**		**3.0000e-005**	**3.0000e-005**		**3.0000e-005**	**3.0000e-005**	**0.0000**	**0.4803**	**0.4803**	**1.0000e-005**	**1.0000e-005**	**0.4831**

6.2 Area by SubCategory

Mitigated

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
SubCategory	tons/yr										MT/yr					
Architectural Coating	0.0000					0.0000	0.0000		0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Consumer Products	0.0000					0.0000	0.0000		0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Hearth	5.0000e-005	4.1000e-004	1.8000e-004	0.0000		3.0000e-005	3.0000e-005		3.0000e-005	3.0000e-005	0.0000	0.4803	0.4803	1.0000e-005	1.0000e-005	0.4831
Landscaping	0.0000	0.0000	0.0000	0.0000		0.0000	0.0000		0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Total	**5.0000e-005**	**4.1000e-004**	**1.8000e-004**	**0.0000**		**3.0000e-005**	**3.0000e-005**		**3.0000e-005**	**3.0000e-005**	**0.0000**	**0.4803**	**0.4803**	**1.0000e-005**	**1.0000e-005**	**0.4831**

7.0 Water Detail

7.1 Mitigation Measures Water

	Total CO2	CH4	N2O	CO2e
Category	MT/yr			
Mitigated	0.0000	0.0000	0.0000	0.0000
Unmitigated	0.0000	0.0000	0.0000	0.0000

7.2 Water by Land Use

Unmitigated

	Indoor/Outdoor Use	Total CO2	CH4	N2O	CO2e
Land Use	Mgal	MT/yr			
User Defined Residential	0 / 0	0.0000	0.0000	0.0000	0.0000
Total		**0.0000**	**0.0000**	**0.0000**	**0.0000**

7.2 Water by Land Use

Mitigated

	Indoor/Outdoor Use	Total CO2	CH4	N2O	CO2e
Land Use	Mgal	MT/yr			
User Defined Residential	0 / 0	0.0000	0.0000	0.0000	0.0000
Total		**0.0000**	**0.0000**	**0.0000**	**0.0000**

8.0 Waste Detail

8.1 Mitigation Measures Waste

Category/Year

	Total CO2	CH4	N2O	CO2e
	MT/yr			
Mitigated	0.0000	0.0000	0.0000	0.0000
Unmitigated	0.0000	0.0000	0.0000	0.0000

8.2 Waste by Land Use

Unmitigated

	Waste Disposed	Total CO2	CH4	N2O	CO2e
Land Use	tons	MT/yr			
User Defined Residential	0	0.0000	0.0000	0.0000	0.0000
Total		**0.0000**	**0.0000**	**0.0000**	**0.0000**

Mitigated

	Waste Disposed	Total CO2	CH4	N2O	CO2e
Land Use	tons	MT/yr			
User Defined Residential	0	0.0000	0.0000	0.0000	0.0000
Total		**0.0000**	**0.0000**	**0.0000**	**0.0000**

9.0 Operational Offroad

Equipment Type	Number	Hours/Day	Days/Year	Horse Power	Load Factor	Fuel Type

10.0 Stationary Equipment

Fire Pumps and Emergency Generators

Equipment Type	Number	Hours/Day	Hours/Year	Horse Power	Load Factor	Fuel Type

Boilers

Equipment Type	Number	Heat Input/Day	Heat Input/Year	Boiler Rating	Fuel Type

User Defined Equipment

Equipment Type	Number

11.0 Vegetation