Appendix 4.5-1: GHG Technical Report

Kimley»Horn

TECHNICAL MEMORANDUM

To: Greg Tsujiuchi and Lisa Kranitz, City of Gardena

From: Olivia Chan and Rita Garcia

Date: August 18, 2023

Subject: **Greenhouse Gas Technical Report, Normandie Crossing Specific Plan Project Gardena, California Peer Review**

Kimley-Horn has conducted a follow-up third-party peer review of the Project's Greenhouse Gas Technical Report (Ramboll US Consulting, Inc. July 2023) on behalf of the City of Gardena. The revised July 2023 report meets the applicable provisions of CEQA and the State CEQA Guidelines and is adequate for inclusion in the Project EIR.

Please do not hesitate to contact Olivia Chan at 714.939.1030 or olivia.chan@kimley-horn.com with any questions.

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GREENHOUSE GAS TECHNICAL REPORT
NORMANDIE CROSSING SPECIFIC PLAN PROJECT
GARDENA, CALIFORNIA

RAMBOLL

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ACRONYMS AND ABBREVIATIONS

AB:	assembly bill
ATCM:	airborne toxic control measures
CalEEMod®:	California Emission Estimator Model
CAP:	Climate Action Plan
CARB:	California Air Resources Board
CEQA:	California Environmental Quality Act
CFCs:	chlorofluorocarbons
CH_4:	methane
CO_2:	carbon dioxide
CO_2e:	carbon dioxide equivalents
EMFAC:	ARB's on-road mobile source emission factor model
EV:	Electric Vehicle
GHG:	greenhouse gas
GWP:	global warming potential
HFCs:	hydrofluorocarbons
lbs:	pounds
MSW:	municipal solid waste
MT:	metric ton
MWh:	megawatt-hour
N_2O:	nitrous oxide
OFFROAD:	ARB's off-road mobile source emission factor model
RTP:	regional transportation plan
SB:	senate bill
SBCCOG:	South Bay Cities Council of Governments
SCAB:	South Coast Air Basin
SCAG:	Southern California Association of Governments
SCAQMD:	South Coast Air Quality Management District
SCE:	Southern California Edison
SCS:	sustainable communities strategy
VMT:	vehicle miles travelled

EXECUTIVE SUMMARY

The Normandie Crossing Specific Plan Project (the "Project") is a proposed residential development in the City of Gardena that involves the demolition of the existing industrial buildings, and construction of a new multi-family residential housing building with 403 dwelling units. The Project Site is located on a 5.25-acre parcel at 16911 and 16831 S Normandie Avenue, Gardena, California. The proposed Project is expected to be built out by 2027, with construction beginning in 2024.

The Project will result in one-time and annual direct and indirect emissions of greenhouse gases (GHGs). The term, "direct emissions of GHGs" refers to GHGs that are emitted directly as a result of the project and include land use change and construction emissions. Indirect emissions are those emissions that the project entitlement will enable, but are not controlled by the project proponent. This report provides an inventory surveying the emissions that would result from the Project.

Residents and the employees and patrons of commercial and municipal buildings and services use electricity, heating, and are transported by motor vehicles. These activities directly or indirectly emit GHGs. The most significant GHG emissions resulting from developments such as the Project are emissions of carbon dioxide (CO_2), methane (CH_4) and nitrous oxide (N_2O). GHG emissions are typically measured in terms of metric tons of CO_2 equivalents (CO_2e), calculated as the product of the mass emitted of a given GHG and its specific global warming potential (GWP).

The GHG emissions inventory for this analysis includes the following sources of emissions: energy use associated with the residential buildings, mobile sources, area sources, solid waste, water and wastewater, construction, and vegetation changes. The ongoing operational emissions consist of the first five categories, while the one-time emissions are associated with the construction and vegetation changes. This report includes the direct emissions associated with the development as well as the indirect emissions that may result from the development. These indirect emissions are associated with electricity generation, the embodied energy used in supplying potable water, and emissions associated with solid waste disposal. The electrical power for the Project will be supplied by Southern California Edison (SCE). Accordingly, indirect GHG emissions from electricity usage associated with the Project is calculated using the SCE carbon-intensity factor which has been forecasted for future years using information from SCE and has accounted for renewable portfolio standards (RPS).

This analysis primarily utilized the California Emission Estimator Model version 2020.4.0 (CalEEMod®) to assist in quantifying the Project GHG emissions inventories.[1] CalEEMod® is a statewide program designed to calculate both criteria and GHG emissions from development projects in California. Third-party studies were also relied upon to support analyses and assumptions made outside of CalEEMod®.

At this time, there are no adopted numeric thresholds that govern the determination of the significance of the Project's GHG emissions. The South Coast Air Quality Management District (SCAQMD or District) has adopted neither a methodology to quantify nor a significance

[1] SCAQMD. 2021. California Emissions Estimator Model. Available at: http://www.CalEEMod.com/. Accessed: December 2022.

threshold for GHG emissions for development projects.[2] However, the District did release draft thresholds in September 2008 for discussion purposes.

The analysis in this report assesses significance of the proposed Project's GHG impacts by evaluating the proposed Project's consistency with AB 32 and SB 32, Senate Bill 375 (SB 375), and the City of Gardena Climate Action Plan. In addition, the report also quantifies the Project's GHG emission inventory. **Table ES-1** presents the proposed Project's annual average GHG emissions in metric tons of carbon dioxide equivalents per year. Both one-time emissions and indirect emissions are expected to occur each year after build-out of the Project. One-time emissions from construction were amortized over a 30-year period because no significance threshold has been adopted for construction GHG emissions.[3] The inventory accounts for regulatory requirements, which include regulations such as the implementation of the Renewables Portfolio Standard and the Advanced Clean Cars program mandating higher fuel efficiency standards for light-duty vehicles. **Table ES-1** also presents the GHG emissions inventory for the existing conditions. The Project is consistent with AB 32 and SB 32, the SCAG 2020 RTP/SCS (and thus SB 375), and the City of Gardena Climate Action Plan. Hence, the proposed Project's GHG impacts are less than significant.

[2] SCAQMD has adopted interim significance thresholds for industrial sources of 10,000 metric tons of carbon dioxide equivalents per year. The Board adopted these December 5, 2008.

[3] This approach to one-time construction and vegetation change GHG emissions is based on the GHG Threshold Working Group Meeting #13 Minutes from August 26, 2009. Available at: http://www.aqmd.gov/docs/default-source/ceqa/handbook/greenhouse-gases-(ghg)-ceqa-significance-thresholds/year-2008-2009/ghg-meeting-13/ghg-meeting-13-minutes.pdf?sfvrsn=2. Accessed: December 2022.

1. INTRODUCTION

The purpose of this technical report is to present the quantitative analyses that were used to evaluate the Project's greenhouse gas (GHG) emissions. Emissions during both construction and operations of the Project were quantified. Legislation and rules regarding climate change, as well as scientific understanding of the extent to which different activities emit GHGs, continue to evolve; as such, the inventory in this report is a reflection of the guidance and knowledge currently available.

1.1 Project Description

The Normandie Crossing Specific Plan Project (the "Project") is a residential development planned in the City of Gardena, California that involves the demolition of the existing industrial buildings, and construction of a new multi-family residential housing building with 403 dwelling units. The Project site is located on a 5.25-acre parcel at 16911 and 16831 S Normandie Avenue, Gardena, California. **Table 1** summarizes the land uses for the proposed Project.

Analysis of the proposed Project's GHG emissions incorporates the following regulatory measures:

Regulatory Measures

- The CO_2e intensity from Southern California Edison (SCE) incorporates the forecasted progress to be made by the utility towards meeting the requirements of the Renewable Portfolio Standard (RPS).
- State and federal regulations aimed at lowering fleet average emission rates such as California's Advanced Clean Car Program, the Phase 2 Greenhouse Gas Standards, and Senate Bill 1 are included in vehicle emissions estimate for the Project.[4]
- Compliance with SCAQMD Rule 445 regarding Wood-Burning Devices. This rule limits the installation of wood-burning device into any new development. Therefore, all cooking stoves and fireplaces are assumed to be natural gas burning. The dwelling units will not have fireplaces.
- New residential buildings will meet the 2022 Title 24 Part 6 building code.

Project Design Features

The following project design features were qualitatively and quantitatively incorporated into the analysis:

- The proposed Project will comply with California Green Building Standards Code, Title 24, Part 11, of the California Code of Regulations for electric vehicle (EV) charging design. This is anticipated to provide 10% of parking stalls to be EV capable, 25% of parking stalls to be EV ready with Level 2 EV charging receptacles, and 5% of parking stalls to be equipped with Level 2 EV chargers. The exact design may vary from this in compliance with the California Green Building Standards Code.[5]

[4] As stated in the EMFAC2017 technical documentation. Available at: https://ww3.arb.ca.gov/msei/downloads/emfac2017-volume-iii-technical-documentation.pdf. Accessed: December 2022.

[5] This measure was not quantified but has been included here qualitatively.

- There will be no natural gas use by any of the Project land uses.[6]

1.2 Existing Conditions

Existing land uses within the Project Site include industrial buildings and surface parking lot. **Table 2** lists the existing land use and building square footages. The GHG emission inventory for the existing land use was estimated using CalEEMod® as described in Section 3 and is shown in **Table ES-1**.

[6] This measure was quantified within the Project operational emissions inventory.

2. DRAFT SIGNIFICANCE THRESHOLDS AND REGULATORY BACKGROUND

2.1 Regulatory Setting

The following regulations relate to the assessment of the proposed Project's GHG impacts.

2.1.1 Assembly Bill 32

Assembly Bill (AB) 32 (Nunez, 2006), the California Global Warming Solutions Act of 2006, was enacted after considerable study and expert testimony before the Legislature. The heart of AB 32 is the requirement that statewide GHG emissions be reduced to 1990 levels by 2020. In order to achieve this reduction mandate, AB 32 requires California Air Resources Board to adopt rules and regulations in an open public process that achieves the maximum technologically feasible and cost-effective GHG reductions.

In 2007, CARB approved a statewide limit on the GHG emissions level for year 2020 consistent with the determined 1990 baseline. CARB's adoption of this limit is in accordance with Health & Safety Code Section 38550, as codified through enactment of AB 32.

Per Health & Safety Code Section 38561(b), CARB also is required to prepare, approve and amend a scoping plan that identifies and makes recommendations on "direct emission reduction measures, alternative compliance mechanisms, market-based compliance mechanisms, and potential monetary and nonmonetary incentives for sources and categories of sources that [CARB] finds are necessary or desirable to facilitate the achievement of the maximum feasible and cost-effective reductions of greenhouse gas emissions by 2020."

2.1.1.1 Senate Bill 32 and Assembly Bill 197

Enacted in 2016, SB 32 (Pavley, 2016) codifies the 2030 emissions reduction goal of EO B-30-15 by requiring CARB to ensure that statewide GHG emissions are reduced to 40 percent below 1990 levels by 2030.

SB 32 was coupled with a companion bill: AB 197 (Garcia, 2016). Designed to improve the transparency of CARB's regulatory and policy-oriented processes, AB 197 created the Joint Legislative Committee on Climate Change Policies, a committee with the responsibility to ascertain facts and make recommendations to the Legislature concerning statewide programs, policies, and investments related to climate change. AB 197 also requires CARB to make certain GHG emissions inventory data publicly available on its web site; consider the social costs of GHG emissions when adopting rules and regulations designed to achieve GHG emission reductions; and include specified information in all Scoping Plan updates for the emission reduction measures contained therein.

2017 Scoping Plan

In November 2017, CARB published California's 2017 Climate Change Scoping Plan (2017 Scoping Plan), which was subsequently adopted by CARB's Board in December 2017.[7] The 2017 Scoping Plan identifies CARB's strategy for achieving the State's 2030 GHG target as established in SB 32 (discussed below). The strategy includes continuation of the Cap-and-Trade Program through 2030, and incorporates a Mobile Source Strategy that includes strategies targeted to increase zero emission vehicle fleet penetration and a more

[7] CARB. 2017. California's 2017 Climate Change Scoping Plan. November. Available at: https://www.arb.ca.gov/cc/scopingplan/scoping_plan_2017.pdf. Accessed: December 2022.

stringent target for the Low Carbon Fuel Standard by 2030. The 2017 Scoping Plan also incorporates approaches to cutting short-lived climate pollutants (SLCPs) under the Short-Lived Climate Pollutant Reduction Strategy (a planning document that was adopted by CARB in March 2017), and acknowledges the need for reducing emissions in agriculture and highlights the work underway to ensure that California's natural and working lands increasingly sequester carbon.

When discussing project-level GHG emissions reduction actions and thresholds, the 2017 Scoping Plan states:

"***Project-Level Greenhouse Gas Emissions Reduction Actions and Thresholds***

Beyond plan-level goals and actions, local governments can also support climate action when considering discretionary approvals and entitlements of individual projects through CEQA [California Environmental Quality Act]. Absent conformity with an adequate geographically-specific GHG reduction plan …, CARB recommends that projects incorporate design features and GHG reduction measures, to the degree feasible, to minimize GHG emissions. Achieving no net additional increase in GHG emissions, resulting in no contribution to GHG impacts, is an appropriate overall objective for new development.

Achieving net zero increases in GHG emissions, resulting in no contribution to GHG impacts, may not be feasible or appropriate for every project, however, and the inability of a project to mitigate its GHG emissions to net zero does not imply the project results in a substantial contribution to the cumulatively significant environmental impact of climate change under CEQA.

California's future climate strategy will require increased focus on integrated land use planning to support livable, transit-connected communities, and conservation and other lands. Accommodating population and economic growth through travel- and energy-efficient land use provides GHG-efficient growth, reducing GHGs from both transportation and building energy use. GHGs can be further reduced at the project level through implementing energy-efficient construction and travel demand management approaches."

2022 Scoping Plan Update

The 2022 Scoping Plan Update assesses progress towards achieving the Senate Bill 32 2030 target and lays out a path to achieve carbon neutrality no later than 2045. This plan update was approved by the Board in December 2022.[8] The 2022 Scoping Plan outlines a sector-by-sector roadmap for California to achieve carbon neutrality by 2045 or earlier. It aims to reduce anthropogenic emissions to 85% below 1990 levels by 2045 using technically feasible and cost-effective solutions. The 2022 Scoping Plan focuses on electrification of transportation, homes and buildings, and phasing out fossil fuels. In hard-to-electrify sectors, new solutions such as renewable hydrogen and biomethane are leveraged to achieve emissions reductions.

2.1.2 South Coast Air Quality Management District Policies

CEQA Guidelines and Proposed GHG Thresholds

SCAQMD is principally responsible for comprehensive air pollution control in the Basin, which includes Los Angeles, Orange, and the urbanized portions of Riverside and San Bernardino

[8] CARB. 2022. Final 2022 Scoping Plan Update and Appendices. December. Available at: https://ww2.arb.ca.gov/our-work/programs/ab-32-climate-change-scoping-plan/2022-scoping-plan-documents. Accessed: January 2023.

Counties, including the Project site. SCAQMD works directly with Southern California Association of Governments (SCAG), County transportation commissions, and local governments and cooperates actively with all federal and State government agencies to regulate air quality.

In April 2008, SCAQMD convened a Working Group to develop GHG significance thresholds. On December 5, 2008, the SCAQMD Governing Board adopted its staff proposal for an interim CEQA GHG significance threshold for projects where the SCAQMD is the lead agency. As to all other projects, where the SCAQMD is not the lead agency, the Board has, to date, only adopted an interim threshold of 10,000 $MTCO_2e$ per year for industrial stationary source projects.[9]

For all other projects, SCAQMD staff proposed a multiple tier analysis to determine the appropriate threshold to be used. The draft proposal suggests the following tiers: Tier 1 is any applicable CEQA exemptions, Tier 2 is consistency with a GHG reduction plan, Tier 3 is a screening value or bright line, Tier 4 is a performance-based standard, and Tier 5 is GHG mitigation offsets.[10]

According to the presentation given at the September 28, 2010 Working Group meeting, SCAQMD staff reviewed the tiered significance threshold approach.[11] The proposed tiers are as follows:

Tier 1: Determine if CEQA categorical exemptions are applicable. If not move to Tier 2;

Tier 2: Consider whether or not the proposed project is consistent with a locally adopted GHG reduction plan (often called a Climate Action Plan) that has gone through public hearings and CEQA review, which has an approved inventory that includes monitoring, etc. If not move to Tier 3;

Tier 3: For all land use types, if projects are less than 3,000 metric tons/year of CO_2e, the project is presumed to be less than significant for GHGs. If the project exceeds 3,000 metric tons of CO_2 equivalent per year ($MTCO_2e/yr$); move to Tier 4. More specific screening thresholds were also provided, which include 1,400 $MTCO_2e/yr$ for commercial projects and 3,500 $MTCO_2e/yr$ for residential projects. These thresholds were based on a review of the Office of Planning and Research database which included 711 CEQA projects using a 90% capture approach;

[9] South Coast Air Quality Management District, Board Meeting Date: December 5, 2008, Agenda No. 31, Interim CEQA GHG Significance Threshold for Stationary Sources, Rules and Plans for use by the AQMD, website. Available at: http://www.aqmd.gov/docs/default-source/ceqa/handbook/greenhouse-gases-(ghg)-ceqa-significance-thresholds/ghgboardsynopsis.pdf?sfvrsn=2http://www.aqmd.gov/hb/2008/December/081231a.htm. Accessed: December 2022.

[10] Ibid.

[11] SCAQMD 2010. CEQA Significance Thresholds Working Group Meeting #15. September 28. Available at http://www.aqmd.gov/docs/default-source/ceqa/handbook/greenhouse-gases-(ghg)-ceqa-significance-thresholds/year-2008-2009/ghg-meeting-15/ghg-meeting-15-minutes.pdf?sfvrsn=2. Accessed: December 2022.

Tier 4: The proposed performance standards include three options:

1. Percent Emission Reduction Target (no further recommendation)
2. Early Implementation of Applicable AB 32 Scoping Plan Measures (incorporated into option 3)
3. SCAQMD Efficiency Target

For option 3, there are targets for 2020 and 2035, using an approach similar to the BAAQMD Thresholds. The proposed 2020 target is:

- 4.8 MT/year CO_2e per service population for project level threshold (land use employment only)
- 6.6 MT/year CO_2e per service population for plan level threshold

The proposed 2035 target is:

- 3.0 MT/year CO_2e per service population for project level threshold
- 4.1 MT/year CO_2e per service population for plan level threshold
- Incorporate Sustainable Communities and Climate Protection Act of 2008 or SB 375 regional targets.

Tier 5: Off-site mitigation for life of project (30 years), if this threshold is to be used, GHG emissions must be mitigated to less than the Tier 3 screening significance threshold. The SCAQMD clarified that offsets should have a 30-year project life, should be real, quantifiable, verifiable, and surplus and will be considered in the following prioritized manner:

- Project design feature/onsite reduction measures;
- Offsite within neighborhood;
- Offsite within district;
- Offsite within state;
- Offsite out of state; and
- Substitution allowed via enforceable commitment (e.g. when an offset project ends prematurely).

If the Project cannot meet any of the Tiers, it is presumed to be significant for GHG emissions.

The Tier 4 percent emission reduction target is based on a percent reduction target that is based on consistency with AB 32. This is because the Tier 4 percent emission reduction target is based on the same numeric reductions calculated in the Scoping Plan to reach 1990 levels by 2020.

The Working Group has not convened since the fall of 2010. As of July 2023, the proposal has not been considered or approved for use by the SCAQMD Board. In the meantime, no GHG significance thresholds are approved for use in the Basin.

2.1.3 Southern California Association of Governments' Regional Transportation Plan/Sustainable Communities Strategy

As previously discussed, SB 375 requires SCAG to incorporate a Sustainable Communities Strategy into its RTP that achieves the GHG emission reduction targets set by CARB. As required by SB 375, CARB adopted year 2020 and 2035 GHG reduction targets for each metropolitan region. The SB 375 targets for the Southern California region under SCAG's jurisdiction in 2020 and 2035 are reductions in per capita GHG emissions of 8 percent and 19 percent, respectively as compared to 2005.[12]

Pursuant to Government Code Section 65080(b)(2)(K), a Sustainable Communities Strategy does not: (i) regulate the use of land; (ii) supersede the land use authority of cities and counties; or (iii) require that a city's or county's land use policies and regulations, including those in a general plan, be consistent with it.

In April 2016, SCAG adopted the 2016-2040 Regional Transportation Plan/Sustainable Communities Strategy: A Plan for Mobility, Accessibility, Sustainability and a High Quality of Life (2016 RTP/SCS).[13] SCAG's 2016 Sustainable Communities Strategy is expected to reduce per capita transportation emissions by 8 percent in 2020, 18 percent in 2035, and 22 percent in 2040 as compared to 2005. In June 2016, CARB accepted SCAG's determination that the 2016 Sustainable Communities Strategy would meet the regions' GHG reduction targets for 2020 and 2035.[14]

In May 2020, SCAG released the Adopted Final 2020-2045 RTP/SCS called Connect SoCal.[15] This update to the RTP/SCS is also expected to meet the state's goal of 19% reductions per capital transportation emissions in 2035 as compared to 2005. This Final Connect SoCal was fully adopted by SCAG's Regional Council on September 3, 2020.

2.1.4 City of Gardena Climate Action Plan

The City of Gardena's Climate Action Plan (CAP)[16] was adopted in December 2017 as a joint effort between the city of Gardena and the South Bay Cities Council of Governments (SBCCOG). The CAP was developed as a guide to reduce GHG emissions by identifying strategies at the local level to help the State meet long-term GHG emission reduction goals. These strategies are separated into five main categories including Land Use and Transportation, Energy Efficiency, Energy Generation, Solid Waste, and Urban Greening.

2.2 Significance Threshold

This Greenhouse Gas Technical Report assesses significance of GHG impacts under a single threshold: Compliance with applicable statewide and local regulatory programs designed to reduce GHG emissions consistent with AB 32 and SB 32, including CARB's 2022 Updated Scoping Plan, the City of Gardena CAP, and the growth assumptions of Southern California

[12] CARB. SB 375 Regional Plan Climate Targets. Available at: https://ww2.arb.ca.gov/our-work/programs/sustainable-communities-program/regional-plan-targets. Accessed: December 2022.

[13] SCAG. 2016. The 2016-2040 Regional Transportation Plan/Sustainable Communities Strategy. Available at: https://scag.ca.gov/sites/main/files/file-attachments/f2016rtpscs.pdf?1606005557. Accessed: December 2022.

[14] CARB, Executive Order G-16-066 (June 2016).

[15] SCAG. 2020. Connect SoCal: The 2020-2045 Regional Transportation Plan/Sustainable Communities Strategy of the Southern California Association of Governments. Available at: https://scag.ca.gov/sites/main/files/file-attachments/0903fconnectsocal-plan_0.pdf?1606001176. Accessed: December 2022.

[16] City of Gardena. 2017. Climate Action Plan. Available at: http://southbaycities.org/sites/default/files/Gardena%20CAP.pdf. Accessed: December 2022.

Association of Governments' (SCAG) 2020-2045 Regional Transportation Plan/Sustainable Community Strategy (RTP/SCS).

To further demonstrate that the Project's GHG emissions would not create significant impacts, the proposed Project emissions inventory is compared to the SCAQMD unadopted, proposed draft screening threshold for residential projects. Because the SCAQMD proposed draft screening threshold is not adopted, this analysis does not rely on this comparison for significance determination.

3. GREENHOUSE GAS EMISSION INVENTORIES

This section describes the methods used to develop the GHG emissions inventories associated with the Project, which include construction emissions and operational emissions. Sub-categories of GHG operational emissions include: area sources, energy use, water and wastewater, solid waste, and mobile sources. These emissions are compared to applicable statewide and local regulatory programs designed to reduce GHG emissions consistent with AB 32. Legislation and rules regarding climate change, as well as the scientific understanding of the extent to which different activities emit GHGs, continue to evolve; as such, the inventories in this report reflect the guidance and knowledge currently available.

3.1 Units of Measurement: Metric Tons of CO_2 and CO_2e

The term "GHGs" includes gases that contribute to the natural greenhouse effect, such as CO_2, CH_4, N_2O, and water, as well as gases that are only man-made and that are emitted through the use of modern industrial products, such as hydrofluorocarbons (HFCs) and chlorofluorocarbons (CFCs). The most important greenhouse gas in human-induced global warming is CO_2. While many gases have much higher GWPs than CO_2, CO_2 is emitted in such vastly higher quantities that it accounts for 80.1% of the GWP of all GHGs emitted by the United States.[17]

The effect each of these gases has on global warming is a combination of the volume of their emissions and their GWP. GWP indicates, on a pound for pound basis, how much a gas will contribute to global warming relative to how much warming would be caused by the same mass of CO_2. CH_4 and N_2O are substantially more potent than CO_2, with GWPs of 25 and 298, respectively. GHG emissions are typically measured in terms of mass of CO_2e. CO_2e are calculated as the product of the mass of a given GHG and its specific GWP.[18]

In many sections of this report, including the final summary sections, emissions are presented in units of CO_2e either because the GWPs of CH_4 and N_2O were accounted for explicitly, or the CH_4 and N_2O are assumed to contribute a negligible amount of GWP when compared to the CO_2 emissions from that particular emissions category.

In this report, emissions are presented as metric tons (1,000 kilograms). Additionally, exact totals presented in all tables and report sections may not equal the sum of components due to independent rounding of numbers.

[17] Inventory of U.S. Greenhouse Gas Emissions and Sinks: 1990-2019, U.S. Environmental Protection Agency. Available online at: https://www.epa.gov/sites/default/files/2021-04/documents/us-ghg-inventory-2021-main-text.pdf?VersionId=yu89kg1O2qP754CdR8Qmyn4RRWc5iodZ. Accessed: December 2022.

[18] In the updated Climate Change Scoping Plan published by CARB in 2014, the GWPs for CH_4 and N_2O were updated from 21 to 25 and from 310 to 298, respectively. This report relies upon the GWPs in the 2014 Climate Change Scoping Plan.

3.2 Methodology Resources

CalEEMod®

Ramboll primarily utilized the California Emission Estimator Model version 2020.4.0 (CalEEMod®)[19] to assist in quantifying the GHG emissions in the inventories presented in this report for the Project. CalEEMod® is a statewide program designed to calculate both criteria air pollutant and GHG emissions from development projects in California.

CalEEMod® is based upon CARB-approved Off-Road and On-Road Mobile-Source Emission Factor models (OFFROAD and EMFAC, respectively), and is designed to estimate construction and operational emissions for land use development projects and allows for the input of project specific information. OFFROAD2011[20] is an emissions factor model used to calculate emission rates from off-road mobile sources (e.g., construction equipment, agricultural equipment). EMFAC2017[21] is the emissions factor model used in CalEEMod® to calculate emissions rates from on-road vehicles (e.g., passenger vehicles, haul trucks).

CalEEMod® provides a simple platform to calculate both construction emissions and operational emissions from a land use project. It calculates both the daily maximum and annual average for criteria pollutants as well as total or annual GHG emissions. The model also provides default values for water and energy use.

CalEEMod® contains default values and existing regulation methodologies to use in each specific local air district region. Appropriate statewide default values can be utilized if regional default values are not defined. Ramboll used default factors for the Los Angeles County area that is within the SCAQMD jurisdiction for the GHG emission inventory, unless otherwise noted in the methodology descriptions below. Details regarding the specific methodologies used by CalEEMod® can be found in the CalEEMod® User's Guide and associated appendices.[22] The CalEEMod® output files are provided for reference in **Appendix A** to this report.

3.3 Indirect GHG Emissions from Electricity Use

Project-related electricity use results in indirect emissions, due to electricity generation activities occurring at off-site power plant locations. For this Project, electrical power will be supplied to the Project site by Southern California Edison (SCE). The indirect GHG emissions created as a result of Project-related electricity use are estimated through application of the following methodology.

Using CalEEMod®, the electricity intensities are multiplied by the emission intensity factors for the GHGs and are classified as indirect emissions. Emission intensity factors are GHG emission rates from a given source relative to the intensity of a specific activity in terms of the amount of GHG released per megawatt of energy produced. The default electricity intensity factors for SCE in CalEEMod® for CO_2, CH_4, and N_2O are 390.983, 0.033, and 0.004 pounds (lbs) per megawatt-hour (MWh), respectively. The CO_2 default factor is based

[19] California Air Pollution Control Officers Association (CAPCOA). 2021. California Emissions Estimator Model. Available at: http://www.CalEEMod.com/. Accessed: December 2022.

[20] CARB. 2007. Off Road Mobile Source Emission factors. Available at: https://ww2.arb.ca.gov/our-work/programs/mobile-source-emissions-inventory/msei-road-documentation-0. Accessed: December 2022.

[21] CARB. 2018. EMFAC2017. Available at: https://ww3.arb.ca.gov/msei/downloads/emfac2017-volume-i-users-guide.pdf. Accessed: December 2022.

[22] SCAQMD. 2021. California Emissions Estimator Model User's Guide. Version 2020.4.0. Available at: http://www.caleemod.com/. Accessed: December 2022.

on the 2020 SCE Corporate Responsibility and Sustainability Report.[23] The CH_4 and N_2O default factors are based on CARB's and USEPA's e-Grid values as included in CalEEMod®.[24]

CalEEMod®'s intensity factors for CH_4 and N_2O were used for this Project. CalEEMod®'s CO_2 intensity factor was modified based on SCE's 2019-2021 energy delivery data (**Table 3**), to account for the improvements made by SCE towards meeting the requirements of the RPS.[25, 26]

3.4 One-Time Emissions

One-time emissions are those emissions that are not recurring over the life of the project. This includes emissions associated with construction. The emission estimation methodology for construction is described in this section.

3.4.1 Construction Activities

This section describes the estimation of GHG emissions from construction activities at the Project site.

The major construction phases for the proposed Project included in this analysis are:

- Demolition: involves tearing down of the existing building on the Project site.
- Site Preparation: involves clearing vegetation (grubbing and tree/stump removal) and stones prior to grading.
- Grading: involves the cut and fill of land to ensure the proper base and slope for the construction foundation.
- Building Construction: involves the construction of structures and buildings.
- Architectural Coating: involves the application of coatings to both the interior and exterior of buildings or structures.
- Paving: involves the laying of concrete or asphalt such as in parking lots or roads.

Emissions from these construction phases are largely attributable to fuel use from construction equipment and worker commuting.

Ramboll was provided with a construction start date and phase durations and relied upon CalEEMod® defaults to estimate the phasing schedule and numbers and types of equipment that will be used in each construction phase (i.e., demolition, grading) of the proposed Project. The number of worker and vendor vehicle trips are based on project-specific data. The number of hauling trips are based on CalEEMod® defaults estimated based on project-specific grading material movement and demolition waste volumes. The emission calculations are intended to estimate annual emissions. Each piece of equipment was assumed to operate based on CalEEMod® default assumptions (i.e., load factor and

[23] SCE. 2020 Corporate Responsibility and Sustainability Report.

[24] USEPA. eGRID Data Explorer. Year 2019 for the CAMX region. Available at: https://www.epa.gov/egrid/data-explorer. Accessed: December 2022.

[25] SCE's 2020 intensity factor per total energy delivered. Available at: https://www.edison.com/content/dam/eix/documents/sustainability/eix-2020-sustainability-report.pdf. Accessed: December 2022.

[26] The CH_4 and N_2O intensity factors from CalEEMod® are based on emissions from California's mix of power generation sources in 2019. As more renewable energy is integrated into the electricity grid, these intensity factors will also decrease.

operational hours). The construction is expected to commence in 2024 and is anticipated to be completed in 2027. The construction schedule, grading volumes, demolition waste volumes, and construction trip information are shown in **Table 4**, **Table 5**, **Table 6**, and **Table 7**, respectively. Construction emissions are estimated assuming one shift working up to 8 hours per day, for six days in a week. The CalEEMod® output files are included in **Appendix A**.

3.4.1.1 Emissions from Construction Equipment

The emission calculations associated with construction equipment are from off-road equipment engine use based on the equipment list and phase length.

Since the majority of the off-road construction equipment used for construction projects are diesel-fueled, CalEEMod® assumes all of the equipment operates on diesel fuel. The calculations associated with construction equipment include the running exhaust emissions from off-road equipment. Since the equipment is assumed to be diesel, there are no starting or evaporative emissions associated with the equipment as these are *de minimis* for diesel-fueled equipment. CalEEMod® calculates the exhaust emissions based on default values for horsepower and load factor from CARB's OFFROAD2011 model.[27]

The GHG emissions associated with off-road construction equipment are shown in CalEEMod® output files in **Appendix A**.

3.4.1.2 GHG Emissions from On-Road Trips

Construction generates on-road vehicle exhaust (including evaporative emissions) from personal vehicles for worker/vendor commuting and trucks for soil/material hauling. These emissions are calculated using CalEEMod® methodology based on the number of trips and vehicle miles traveled (VMT) along with emission factors from EMFAC2017. The numbers of worker and vendor trips were based on project-specific data. The number of haul trips was estimated based on the volume of soil to be exported, the amount of building square footage demolished, and the CalEEMod® default assumption for haul truck capacity.

The emissions associated with on-road activities during various phases of construction can be seen in the CalEEMod® output files in **Appendix A**.

3.4.1.3 Total Construction Emissions

Total GHG emissions from the construction activities are 2,373 MT CO_2e. When amortized over 30-year project lifetime, the construction GHG emissions are 79 MT CO_2e/year.[28] Detailed emission inventories from the CalEEMod® output files are included in **Appendix A**.

3.4.1.4 Regulatory Measures

The Project will comply with the applicable regulations and programs that impact construction emissions. These include the CARB airborne toxic control measures (ATCM) to limit diesel-fueled commercial motor vehicle idling, and CARB in-use Off-Road and On-Road regulations.

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[27] CAPCOA. 2017. California Emissions Estimator Model User's Guide. Appendix A. Page 32. Version 2020.4.0. November. Available at: http://www.caleemod.com. Accessed: December 2022.

[28] This approach to one-time construction GHG emissions is based on the GHG Threshold Working Group Meeting #13 Minutes from August 26, 2009. Available at: http://www.aqmd.gov/docs/default-source/ceqa/handbook/greenhouse-gases-(ghg)-ceqa-significance-thresholds/year-2008-2009/ghg-meeting-13/ghg-meeting-13-minutes.pdf?sfvrsn=2. Accessed: December 2022.

3.5 Annual Operational Emissions

Operational emissions are emissions that would occur after build-out of the Project. This analysis identifies operational emissions for source categories including direct emissions from area and mobile sources and indirect emissions from energy use, water/wastewater, and waste management.

3.5.1 Area Sources

Area sources are those emission sources that are generally too small to be uniquely identified as point sources and are thus generally aggregated as a group. CalEEMod® estimates emissions for the following sources, which are included under the category of "area" sources: landscaping equipment (e.g., lawn mowers), consumer products, and architectural coatings. There are no GHG emissions from consumer product and architectural coating activities. The area source GHG emissions included in this analysis result from landscaping maintenance equipment related fuel combustion sources, such as lawn mowers. Based on CalEEMod® defaults, all operational days (i.e., 250 days per year) were assumed to be summer days, with no snow days. GHG emissions due to natural gas combustion in buildings are excluded from this section since they are included in the emissions associated with building energy use (described in Section 3.5.2). The GHG emissions for the Project were calculated using CalEEMod® defaults based upon the land uses that will be part of the Project.

The resulting GHG emissions from the use of landscape maintenance equipment can be seen in the CalEEMod® output files in **Appendix A**.

3.5.1.1 Regulatory Measures

No applicable regulatory measures related to GHG emissions from landscape maintenance equipment were identified.

3.5.2 Energy Use

GHGs are emitted from buildings as a result of activities for which electricity and natural gas are typically used as energy sources. Combustion of any type of fuel emits CO_2 and other GHGs directly into the atmosphere; these emissions are considered direct emissions associated with a building. GHGs are also emitted during the generation of electricity from fossil fuels; these emissions are considered to be indirect emissions. Climate zone 8 was selected based on the Project location and CalEEMod® forecast climate zone map. As stated in Section 3.3, the proposed Project's GHG emissions from electricity use have been calculated using SCE's CO_2 intensity emission factor that accounts for the progress made by SCE towards meeting the requirements of RPS (**Table 3**). Ramboll applied the default CalEEMod® emission factors for building energy which reflect the requirement that new buildings meet the 2019 Title 24 Part 6 building code. The Project has no planned natural gas use. The electricity use needed to replace the natural gas use was estimated in **Table 8**.

3.5.2.1 Estimated Emissions from Swimming Pools

The proposed Project will have two heated pools. This analysis conservatively incorporates the emissions from the electricity associated with the heating of the pools and the electricity used to power the filters and pumps.

The resulting emissions from the pools are shown in **Table ES-1**. Detailed emission calculations are shown in **Table 9**.

3.5.2.2 Emissions Estimation from Building Energy Use

As mentioned above, GHGs are emitted from buildings as a result of activities for which electricity and natural gas are typically used as energy sources. Combustion of any type of fuel emits CO_2 and other GHGs directly into the atmosphere; these emissions are considered direct emissions associated with a building. Electricity and natural gas use in buildings is divided into energy consumed by the built environment and energy consumed by uses that are independent of the construction of the building such as in plug-in appliances.

The proposed Project's CO_2e emissions from electricity usage are shown in CalEEMod® output file in **Appendix A** and summarized in **Table ES-1**.

3.5.2.3 Regulatory Measures

In California, Title 24 governs energy consumed by the built environment, mechanical systems, and some types of fixed lighting.[29] The 2022 Title 24 standards are the currently applicable building energy efficiency standards and became effective on January 1, 2023. The Project's GHG emissions calculations reflect that the Project is meeting the 2019 Title 24 Part 6 Building Code for residential and non-residential construction. This is a conservative estimation of the Project energy use as the Project will meet the 2022 Title 24 Part 6 building code.

Emission factors for electricity are dependent on statewide renewable energy generation targets. The RPS established a target of 33% energy from renewable sources for all electricity providers in California by 2020. SCE-specific electricity intensity factors for CO_2, CH_4, and N_2O mass emissions per kilowatt hour are described in **Section 3.3** and **Section 3.5.2** were used in this analysis.

3.5.3 Water Supply, Treatment and Distribution

Indirect GHG emissions result from the production of electricity used to convey, treat, and distribute water and wastewater. The amount of electricity required to convey, treat, and distribute water depends on the volume of water as well as the sources of the water. Additional emissions from wastewater treatment include CH_4 and N_2O, which are emitted directly from the wastewater.

CalEEMod® default assumptions were used to represent the proposed Project's total water demand and to calculate the GHG emissions associated with water conveyance, treatment, and distribution, as well as wastewater treatment.

The Project indoor and outdoor water usage's resulting GHG emissions are presented in the CalEEMod® output file in **Appendix A** and summarized in **Table ES-1**.

3.5.3.1 Regulatory Measures

While the Project is expected comply with Title 24 Part 11 of the Building Code (the California Green Building Code), which requires that indoor potable water use be reduced by 20 percent through the use of water saving fixtures and/or flow restrictors, the analysis conservatively uses the CalEEMod default assumptions to estimate GHG emissions associated with the proposed Project's water usage.

[29] Title 24, Part 6, of the California Code of Regulations: California's Energy Efficiency Standards for Residential and Nonresidential Buildings. Available at: http://www.energy.ca.gov/title24/. Accessed: December 2022.

3.5.4 Solid Waste

Municipal solid waste (MSW) is the amount of material that is disposed of by land filling, recycling, or composting. CalEEMod® calculates the indirect GHG emissions associated with waste that is disposed of at a landfill. The program uses annual waste disposal rates from the CalRecycle data for individual land uses. The emission estimates for this Project were based on CalEEMod® default factors. CalEEMod® uses the overall California Waste Stream composition to generate the necessary types of different waste disposed into landfills. The program quantifies the GHG emissions associated with the decomposition of the waste, which generates methane based on the total amount of degradable organic carbon. The program quantifies the CO_2 emissions associated with the combustion of methane, if applicable. Default landfill gas concentrations were used as reported in Section 2.4 of AP-42. The IPCC has a similar method to calculate GHG emissions from MSW in its 2006 Guidelines for National Greenhouse Gas Inventories.

The CalEEMod® solid waste module determines the GHG emissions associated with the disposal of solid waste into landfills, in quantities that are based upon land use type according to waste disposal studies conducted by CalRecycle. For this module, CalEEMod® default values were used since site-specific information was not available. GHG emissions associated with non-landfill diverted waste streams are not considered, because it is generally assumed that these diversions do not result in any appreciable amounts of GHG emissions when operated effectively.[30] These waste diversion alternatives may result in differences in life-cycle emissions of GHGs, but it is not appropriate to combine life-cycle emissions for only one category of emissions.[31] As mentioned previously, biogenic CO_2 emissions were not included when CARB analyzed the GHG emissions inventory under AB 32. Therefore, they are not included in the Project emissions inventory.

Project GHG emissions from solid waste are presented in **Table ES-1**.

3.5.4.1 Regulatory Measures

While the Project is expected to comply with the state's waste diversion goal of 75% waste diversion by 2020,[32] this analysis conservatively uses the default CalEEMod® assumptions for estimates GHG emissions associated with waste disposal.

3.5.5 Mobile Source Emissions

The GHG emissions associated with on-road mobile sources are generated by employees and trucks visiting the proposed Project. The emissions associated with on-road mobile sources includes running exhaust emissions, starting emissions and idling exhaust emissions. Running exhaust emissions are dependent on VMT. Starting emissions are associated with the number of starts or time between vehicle uses and the assumptions used in determining these values are described below. Idling exhaust emissions are based on the amount of time a vehicle spends idling. Ramboll used the Project-specific trip rates provided by the Fehr & Peers Transportation Consultants as inputs for the CalEEMod® model run.

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[30] CARB. 2010. Local Government Operations Protocol. Chapter 9.4.

[31] This inventory represents scope 1 and 2 emission categories. A life-cycle analysis of waste diversion would be a scope 3 inventory. CARB's Local Government Operations Protocol Version 1.1 (May 2010) clearly states that scope 3 emissions should not be combined with scope 1 and 2 emissions.

[32] CalRecycle. 2020. California's 75 Percent Initiative. Available at: https://calrecycle.ca.gov/stateagency/requirements/lawsregs/#:~:text=The%20bill%20makes%20a%20legislative,composted%20by%20the%20year%202020. Accessed: December 2022.

3.5.5.1 Vehicle Trip Type

In CalEEMod®, the trip type breakdown describes the purpose of the trip generated at each land use. For example, the trip type breakdown indicates the percentage of trips generated at single family home for work, for shopping, and for other purposes. Two sets of trip type breakdown are used in CalEEMod® based on land use type.[33]

- **Residential Trips** – These trips include home-work (H-W), home-shop (H-S), or home-other (H-O). An H-W trip represents the trip from the home to the workplace. An H-S trip represents the trip from the home to a land use were shopping takes place (generally retail). An H-O represents all other types of trips generated from the resident such as school, entertainment, etc. The trip type breakdown in CalEEMod® is from district-supplied information or the 1999 Caltrans Statewide Travel Survey is used as default or specific information obtained from the various Districts.
- **Commercial Trips** – These trips include commercial-customer (C-C), commercial-work (C-W) and commercial-nonwork (C-NW). A C-C trip represents a trip made by someone who is visiting the commercial land use to partake in the services offered by the site. The C-W trip represents a trip made by someone who is employed by the commercial land use. The C-NW trip represents a trip associated with the commercial land use other than by customers or workers. An example of C-NW trips includes trips made by delivery vehicles of goods associated with the land use. The trip type breakdown from the number or workers and or truck trips from Institute of Transportation Engineers and an analysis of information provided for the South Coast Air Basin (SCAB) was used as default to assign the trip type breakdowns for all land uses in CalEEMod®.

3.5.5.2 Trip Rates

Trip rates are one of the parameters used to calculate Project mobile source emissions. CalEEMod® relies upon trip generation rates by land use types and associated average trip length by trip type to estimate the air quality and GHG emissions. Project-specific trip rates provided by the *Fehr & Peers Transportation Consultants* were used as input for the CalEEMod® model run. These are presented in **Table 10**.

3.5.5.3 Trip Lengths

Trip lengths are another factor used to calculate Project mobile source emissions. Annual VMT is estimated as a product of annual average trips and trip length for each vehicle type. The default CalEEMod® trip length for the portion of Los Angeles County located within SCAQMD jurisdiction were used.

3.5.5.4 Vehicle Fleet Mix

Vehicle fleet mix is another parameter used to estimate mobile source emissions from Project operation. Each vehicle type has a different emission factor for each pollutant, so CalEEMod® relies upon vehicle fleet mixes by land use type to estimate the GHG emissions for each land use. The CalEEMod® default fleet mix for the portion of Los Angeles County located within SCAQMD jurisdiction was used in this analysis.

3.5.5.5 Estimated Emissions from Mobile Sources

Operational emissions associated with operational mobile sources of the proposed Project are shown in the CalEEMod® output file in **Appendix A** and summarized in **Table ES-1**. The

[33] SCAQMD. 2021. California Emissions Estimator Model User's Guide, Appendix A, page 21. Version 2020.4.0. Available at: http://www.CalEEMod.com/. Accessed: December 2022.

mobile source emissions include trips related to residential multi-family housing as evaluated by CalEEMod®.

3.5.5.6 Regulatory Measures

AB 1493 required that CARB establish GHG emission standards for automobiles, light-duty trucks, and other vehicles determined by CARB to be vehicles whose primary use is non-commercial personal transportation in the state. In addition, the NHTSA and EPA have established corporate fuel economy standards and GHG emission standards, respectively, for automobiles, and light-, medium-, and heavy-duty vehicles. Implementation of these standards and fleet turnover (replacement of older vehicles with newer ones) will gradually reduce emissions from the proposed project's motor vehicles. The effectiveness of fuel economy improvements and the GHG emission standards over time was evaluated by using the EMFAC2017 emission factors for motor vehicles that are built into the CalEEMod® model. As stated in the technical documentation for EMFAC2017, state and federal regulations aimed at lowering fleet average emission rates such as California's Pavley regulation mandating higher fuel efficiency standards for cars and light-duty vehicles, Fuel Standard (LCFS) and the Advanced Clean Car Program, the Phase 2 Greenhouse Gas Standards, and Senate Bill 1 are included in vehicle emissions estimate for the Project.[34]

3.5.6 Project Design Features

Emission reductions associated with the following project design feature were qualitatively incorporated into the analysis.

- The proposed Project will comply with California Green Building Standards Code, Title 24, Part 11, of the California Code of Regulations for EV charging design. This is anticipated to provide 10% of parking stalls to be EV capable, 25% of parking stalls to be EV ready with Level 2 EV charging receptacles, and 5% of parking stalls to be equipped with Level 2 EV chargers. The exact design may vary from this in compliance with the California Green Building Standards Code.

[34] In December 2021, the USEPA published final standards to revise existing national GHG emissions standards for passenger cars and light trucks, covering model years through 2026. These standards are not included in EMFAC2017 emission factors.

4. ANALYSIS OF CONSISTENCY WITH GHG SIGNIFICANCE THRESHOLDS

This section examines the Project's significance of GHG impacts using four different methodologies. Total project operational GHG emissions are summarized in **Table ES-1**.

4.1 Consistency with AB 32 and SB 32 Regulatory Programs

The Project is consistent and compliant with applicable statewide and local regulatory programs. As discussed above, the Project will be subject to a number of regulatory programs designed to reduce GHG emissions consistent with AB 32 and SB 32. The list below summarizes the regulations and programs related to the emission source categories.

- Energy Use:

  California Title 20 Standards
  California Title 24, Part 6 Standards (2022)
  California Title 24, Part 11 Standards
  California Renewable Portfolio Standard (SB X1 2)

- Water Supply, Treatment and Distribution:

  Executive Order B-29-15
  California Title 24, Part 11 Standards
  Senate Bill X7-7

- Solid Waste:

  California AB 341 (waste diversion)

- Mobile Sources:

  California AB 1493/Pavley Standards (through model year 2025)
  California Advanced Clean Cars Standards (through model year 2025)
  California Low Carbon Fuel Standard
  USEPA/NHTSA CAFE Standards (through model year 2018)

- Construction:

  CARB In-Use Off-Road Regulation
  CARB In-Use On-Road Heavy-Duty Diesel Vehicles Regulation

4.2 Consistency Evaluation with City of Gardena CAP

The proposed Project is consistent with the primary goals and strategies in the City of Gardena's CAP and, would therefore, result in a less-than-significant GHG impact. The City of Gardena's CAP seeks to identify community-wide strategies to lower GHG emissions, which maintains the Energy Efficiency Climate Action Plan (EECAP) previously adopted by the City of Gardena. The Project is consistent with the CAP's primary strategies that related to land use development, including land use and transportation, energy efficiency, solid waste, and urban greening.

For example, the Project:

- Will comply with California Green Building Standards Code, Title 24, Part 11, of the California Code of Regulations for EV charging design. This is anticipated to provide 10% of parking stalls to be EV capable, 25% of parking stalls to be EV ready with Level 2 EV

charging receptacles, and 5% of parking stalls to be equipped with Level 2 EV chargers. The exact design may vary from this in compliance with the California Green Building Standards Code.

- Will be built to meet the strict standards of California Building Standards Code Title 24
- Will comply with the California Green Building Code, which requires that indoor potable water use be reduced by 20 percent through the use of water saving fixtures and/or flow restrictors.

Appendix B details the proposed Project's consistency with the City of Gardena CAP.

4.3 Consistency Evaluation with SB 375 (SCAG RTP/SCS)

The Southern California Association of Governments (SCAG) RTP is a long-range transportation plan that is developed and updated by SCAG every four years. The RTP provides a vision for transportation investments throughout the region. The SCS will integrate land use and transportation strategies that will achieve GHG emissions reduction targets that are forecasted to achieve reduction in GHG emissions to achieve the state's 2035 and 2040 GHG reduction goals.[35]

The 2020-2045 RTP/SCS projects an increase of 1.6 million households in the region and 800,000 households in Los Angeles County from 2016 to 2045. For Gardena, the 2020-2045 RTP/SCS projects an increase of 2,900 households between 2016 and 2045.[36] The Project has 403 households, which is approximately 0.03% of the projected household growth for the region, approximately 0.05% of the projected household growth for Los Angeles County, and approximately 14% of the projected household growth for Gardena. Therefore, the Project is consistent with SCAG's 2020 RTP/SCS and the SCAQMD 2016 AQMP.

4.4 Consistency with CARB 2022 Scoping Plan Update

As discussed in **Section 2.1.1**, the 2022 Scoping Plan Update has a table of priority GHG reduction strategies that can be utilized by local governments. The three main priorities areas addressed in this table are "Transportation Electrification", "VMT Reduction", and "Building Decarbonization". These measures represent the core strategies that local jurisdictions in California can implement to reduce GHGs in alignment with State goals. Project consistency with the 2022 Scoping Plan Update is presented in **Appendix C**.

4.5 Quantitative Analysis

The GHG emission inventory for the proposed Project and existing uses are presented in **Table ES-1**. As shown in the table, the proposed Project would result in an increase in GHG emissions as compared to the existing conditions. For informational purposes, the proposed Project emissions are less than the SCAQMD draft GHG screening threshold of 3,500 MT/year for residential land uses.

[35] 2020. The 2020-2045 Regional Transportation Plan/Sustainable Communities Strategy of the Southern California Association of Governments. Available at: https://scag.ca.gov/sites/main/files/file-attachments/0903fconnectsocal-plan_0.pdf?1606001176. Accessed: December 2022.

[36] 2020. Current Context: Demographics and Growth Forecast. Available at: https://scag.ca.gov/sites/main/files/file-attachments/0903fconnectsocal_demographics-and-growth-forecast.pdf?1606001579. Accessed: December 2022.

TABLES

Table ES-1. Summary of GHG Emissions
Normandie Crossing Specific Plan Project
Gardena, California

Emission Source	Annual Average GHG Emissions[1,2,3] (MT CO_2e/year)	
	Full Buildout	Existing Conditions
Area Sources	7	0.003
Energy Usage[4]	577	131
Water	118	97
Waste Disposed	98	50
Traffic	1,901	282
Operational Sub-Total	*2,700*	*560*
Construction Amortized[5]	79	--
Total[6]	2,779	560
Proposed Project Emissions (New Construction minus Existing Conditions)	2,219	
SCAQMD's Draft GHG Screening Threshold[7]	3,500	
Above Screening Threshold?	NO	

Notes:

[1] Operational emissions (from area sources, energy use, water use, waste disposed and mobile sources) and one-time emissions (from construction and vegetation) were calculated using CalEEMod®. Refer to Appendix A for further details.

[2] Emissions are presented as CO_2e, which include CO_2, CH_4, and N_2O emissions, weighted by their respective global warming potentials.

[3] Numbers are rounded for reporting purposes.

[4] Energy emissions for Full Buildout Operations include pool electricity usage estimated in Table 7.

[5] One-time emissions from construction were amortized over a 30-year period.

[6] Sum of annualized one-time emissions and operational emissions may not add up due to rounding.

[7] SCAQMD proposed draft screening threshold for residential projects. Available at: http://www.aqmd.gov/docs/default-source/ceqa/handbook/greenhouse-gases-(ghg)-ceqa-significance-thresholds/year-2008-2009/ghg-meeting-15/ghg-meeting-15-minutes.pdf?sfvrsn=2. Accessed: November 2022.

Abbreviations:

CalEEMod® - CALifornia Emissions Estimator MODel
CH_4 - methane
CO_2 - carbon dioxide
CO_2e - carbon dioxide equivalents
EV - electric vehicle
GHG - greenhouse gases
MT - metric tons
N_2O - nitrous oxide
SCAQMD - South Coast Air Quality Management District
yr - year

Table 1. Project Land Uses
Normandie Crossing Specific Plan Project
Gardena, California

Project Land Use	CalEEMod® Land Use Type	CalEEMod® Land Use Subtype[1]	Land Use Size	Land Use Size Metric	Acreage
Apartments	Residential	Apartments Mid Rise	328	DU	2.32
Townhouses	Residential	Condos/Townhouses	75	DU	2.93
Parking	Parking	Enclosed Parking with Elevator	559	spaces	1.59
Swimming Pools	Recreational	Recreational Swimming Pool	1.6	1000sqft	0.04

Notes:
[1] Land uses as defined in CalEEMod®.

Abbreviations:
CalEEMod® - California Emissions Estimator Model
DU - dwelling unit

Table 2. Existing Land Uses
Normandie Crossing Specific Plan Project
Gardena, California

Project Land Use	CalEEMod® Land Use Type	CalEEMod® Land Use Subtype[1]	Land Use Size	Land Use Size Metric
Warehouse	Industrial	Refrigerated Warehouse-Rail	6.64	1000 sqft
Warehouse	Industrial	Unrefrigerated Warehouse-Rail	78.93	1000 sqft
Warehouse	Industrial	Unrefrigerated Warehouse-No Rail	20.53	1000 sqft

Notes:
[1] Land uses as defined in CalEEMod®.

Abbreviations:
CalEEMod® - California Emissions Estimator Model
sqft - square feet

Table 3. SCE Electricity Carbon Intensity Factors
Normandie Crossing Specific Plan Project
Gardena, California

Energy Delivered					
	2019	2020	2021	Average	Units
Total Energy Delivery[1]	84,654,000	85,399,000	82,048,000	84,033,667	MWh
from renewables	33,015,060	30,145,847	29,373,184	30,844,697	MWh
from non-renewables	51,638,940	55,253,153	52,674,816	53,188,970	MWh
% of Total Energy From Renewables[2]	39.0%	35.3%	35.8%	37%	%
% of Total Energy From Non-Renewables	61%	65%	64%	63%	%
CO_2e Intensity Factor per Total Energy Delivered[3]	393	466	452	437.00	lb CO_2e/MWh delivered
CO_2e Intensity Factor per Total Non-Renewable Energy[4]	644	720	704	689.52	lb CO_2e/MWh delivered

Estimated Intensity Factors for Total Energy Delivered[5]					
2020 RPS (33%)[6]	431.7	482.6	471.7	457.11	lb CO_2e/MWh delivered
2026 RPS (50%)[6]	322.1	360.1	352.0	341.13	lb CO_2e/MWh delivered

Conversion Factors:

2,204.62 lb/MT

Notes:

[1] The total energy delivered is the net generation for the data year. Values shown are the total system sales for each year, and were obtained from SCE's Financial Statistical Reports. Available: https://www.edison.com/content/dam/eix/documents/investors/sec-filings-financials/2019-financial-statistical-report.pdf (2019); https://www.edison.com/content/dam/eix/documents/investors/sec-filings-financials/2020-financial-statistical-report.pdf (2020); and https://www.edison.com/content/dam/eix/documents/investors/sec-filings-financials/2021-financial-statistical-report.pdf (2021). Accessed: November 2022.

[2] The percentages of energy from renewable sources for 2019, 2020, and 2021 were obtained from SCE's 2021 Sustainability Report. Available: https://www.edison.com/content/dam/eix/documents/sustainability/eix-2021-sustainability-report.pdf. Accessed: November 2022.

[3] 2019, 2020, and 2021 SCE carbon intensities obtained from SCE's 2021 Sustainability Report. Available: https://www.edison.com/content/dam/eix/documents/sustainability/eix-2021-sustainability-report.pdf. Accessed: November 2022.

[4] The emissions metric presented here is calculated based on the total CO_2e emissions divided by the energy delivered from non-renewable sources.

[5] The intensity factors for default RPS assumption are estimated by multiplying the percentage of energy delivered from non-renewable energy by the CO_2e emissions per total non-renewable energy metric calculated above. The estimate provided here assumes that renewable energy sources do not result in any CO_2e emissions.

[6] RPS for 2020 and 2026 based on California Senate Bill (SB) 100. Available: https://leginfo.legislature.ca.gov/faces/billNavClient.xhtml?bill_id=201720180SB100. Accessed: November 2022.

Abbreviations:

CEC - California Energy Commission
CO_2e - carbon dioxide equivalents
lbs - pounds
MWh - megawatt-hour
RPS - Renewable Portfolio Standard
SCE - Southern California Edison

Table 4. Construction Schedule
Normandie Crossing Specific Plan Project
Gardena, California

Construction Phase Name[1]	CalEEMod® Phase Type[1]	Start Date[1]	End Date[1]	Phase Duration[2] (days)
Demolition	Demolition	6/30/2024	8/30/2024	53
Site Preparation	Site Preparation	8/31/2024	9/30/2024	26
Site Grading/Excavation	Grading	10/1/2024	11/29/2024	52
Twnhouse & Apartment Foundations and Garages	Building Construction	11/30/2024	9/1/2025	236
Twnhouse & Apartment Framing / Rough-In	Building Construction	9/2/2025	12/1/2026	391
Architectural Coating	Architectural Coating	12/2/2026	9/2/2027	236
Paving	Paving	12/2/2026	9/2/2027	236

Notes:

[1] Construction phases and duration are based on Project-specific estimates.

[2] The construction work week was assumed to be 6 days per week.

Abbreviations:

CalEEMod® - California Emissions Estimator Model

Table 5. Grading Volumes
Normandie Crossing Specific Plan Project
Gardena, California

Phase Name	Material Imported[1] (yd^3)	Material Exported[1] (yd^3)
Site Grading/Excavation	0	10,000

Notes:

[1] Soil export quantities based on project-specific data.

Abbreviations:

yd^3 - cubic yard

Table 6. Demolition Waste Volumes
Normandie Crossing Specific Plan Project
Gardena, California

Phase Name	Size Metric	Unit Amount[1]
Demolition	Building Square Footage	115,424

Notes:

[1] Debris quantity based on project-specific data.

Table 7. Construction Vehicle Trip Rates
Normandie Crossing Specific Plan Project
Gardena, California

Construction Phase Name	Worker Trips per Day[1]	Vendor Trips per Day[1]
Demolition	30	20
Site Preparation	30	6
Site Grading/Excavation	30	20
Twnhouse & Apartment Foundations and Garages	200	10
Twnhouse & Apartment Framing / Rough-In	300	20
Paving	150	10
Architectural Coating	150	10

Notes:

[1] Trips are presented as one-way trips and are based on Project Construction Schedule. Haul trips are based on material movement volumes and CalEEMod® default assumptions and are not shown.

Abbreviations:

CalEEMod® - California Emissions Estimator Model

Table 8. Additional Electricity Use Associated with Natural Gas Removal
Normandie Crossing Specific Plan Project
Gardena, California

Land Use	Energy Use[1]		Total New Electricity Usage Including Usage from All Removed Natural Gas (MWh/yr)[2,3]	Remaining Natural Gas Usage (MMBtu/yr)
	Electricity (MWh/yr)	Natural Gas (MMBtu/yr)		
Apartments Mid Rise	1,257	3,657	2,093	0
Condo/Townhouse	362	1,238	645	0
Total	1,620	4,895	2,738	0

Notes:

[1] Residential energy usages obtained from CalEEMod® default assumptions for the Project land uses.

[2] Residential natural gas usages broken down into end use distribution (space heating, water heating, space cooling, other), based on the 2019 California Residential Appliance Saturation Study. Data used is for households covered by SoCalGas utility: https://webtools.dnv.com/CA_RASS/Uploads/CEC-200-2021-005-ES.pdf

[3] Residential natural gas usages converted into equivalent electricity usages by multiplying by the ratio of efficiencies between natural gas and equivalent electric appliances. Space heating efficiency values available at: https://www.energy.gov/energysaver/home-heating-systems/furnaces-and-boilers and https://www.eia.gov/todayinenergy/detail.php?id=14051.
Water heating efficiencies available at: https://www.energy.gov/eere/femp/energy-cost-calculator-electric-and-gas-water-heaters-0.
It was conservatively assumed that the ratio of natural gas and electric efficiencies for space cooling and cooking appliances was 1:1.

Conversion Factors:

3412.14	Btu/kWh
341.13	lb CO2e/MWh, intensity factor used in CalEEMod runs
2204.62	lb/MT
118.35	lb CO2e/MMBtu, CalEEMod default natural gas emission factor

Abbreviations:

CalEEMod - California Emissions Estimator Model
CO_2e - carbon dioxide equivalents
GHG - greenhouse gases
lb - pound
MMBtu - million British thermal units
MT - metric tonnes
MWh - megawatt-hour
therm - 100,000 British thermal units
yr - year

Table 9. GHG Emissions Associated with Swimming Pools
Normandie Crossing Specific Plan Project
Gardena, California

I. OAKLAND STUDY TO CALCULATE EMISSIONS FROM SWIMMING POOLS

Facility Name[1]	Pool Volume[1] (gal)	Number of Heaters[1]	Heater Rating[1] (BTU/hr)	Operation Schedule[1] (hrs/day)	(days/yr)	Annual Natural Gas Usage[2] (MMBTU/yr)	New Electricity Usage from removed natural gas[2] MWh/yr	Average Annual New Electricity Usage from removed natural gas kWh/gal/yr	Annual Electricity Usage[4] (KWh/yr)	Average Annual Electricity Usage[5] (kWh/gal/yr)
Fremont Pool	215,000	4	350,000	12	243	4,082	793		106,872	
DeFremery Pool	226,659	1	1,738,800	10	243	4,225	821		105,120	
Live Oak Pool	260,000	4	350,000	12	365	6,132	1,192	4.44	95,309	0.496
Lyons Pool	240,000	4	350,000	12	365	6,132	1,192		110,376	
Temescal Pool	227,605	4	350,000	12	365	6,132	1,192		162,060	

II. ENERGY USE FACTORS AND EMISSION FACTORS TO CALCULATE EMISSIONS FROM NORMANDIE CROSSING SWIMMING POOLS[6]

Energy Use Factor		Emission Factors[7] (lb CO_2e/unit)	(unit)	Emission Factors Electricity only (lb CO_2e/gal/yr)
4.934	(kWh/gal/yr)	0.341	(kWh)	1.683

III. EMISSIONS FROM NORMANDIE CROSSING SWIMMING POOLS

Pool Location	Pool Volume[8] (cubic feet)	(gal)	Emissions (MT CO_2e/yr)
Recreational Center Pool #1	3,200	23,938	18
Recreational Center Pool #2	3,200	23,938	18
Total	6,400	47,875	37

Notes:

[1] To estimate the baseline electricity and natural gas energy usage factors for the Normandie Crossing swimming pools, Ramboll calculated the energy consumption of filter pumps and water heaters of 5 pools in Oakland, California and scaled them to present energy consumption per year per volume of the pool. Oakland pools data including pool volume, number of heaters, heater rating, operation schedule, and annual electricity usage are provided in the City of Oakland Energy Efficient Commercial Pool Program Preliminary Facility Reports: City of Oakland/Oakland Unified School District. October 2006. Energy Efficient Commercial Pool Program; Preliminary Facility Reports for DeFremery Pool, Fremont Pool, Live Oak Pool, Lyons Pool, and Temescal Pool.

[2] Annual Natural Gas Usage calculated by multiplying the following factors: (Number of hrs/day) x (Number of days/yr) x (Number of Heaters) x (Heater Rating). Each of these factors were taken from the City of Oakland. Preliminary Facility Reports for DeFremery Pool, Fremont Pool, Live Oak Pool, Lyons Pool, and Temescal Pool. The new electricity usage calculated from the removal of natural gas is the annual natural gas usage multiplied by the ratio of the water heating efficiency of natural gas to electricity.

[3] Average Annual Natural Gas Usage calculated from the Annual Natural Gas Usage of all 5 pools divided by the total Pool Volume of all 5 pools, then was adjusted to account for the higher average ambient temperature in Southern California compared to Oakland (i.e., an average temperature of 55.5 F for Oakland and 63.2 F for Gardena in the Los Angeles (SC) area) and also adjusted to account for savings from newer energy efficient heater standards (i.e., Ramboll assumed that the Oakland pools used 78% efficient heaters, which is the minimum efficiency legally required (see 10 CFR Part 431). According to the U.S. Department of Energy, newer pools are likely to use heaters with 89-95% efficiency (see https://www.energy.gov/energysaver/gas-pool-heaters). Ramboll conservatively assumed 90% efficiency for Gardena pool heaters, resulting in a 12% savings over the Oakland pools).

[4] Annual Electricity Usage for each pool is shown as reported in the City of Oakland Preliminary Facility Reports for DeFremery Pool, Fremont Pool, Live Oak Pool, Lyons Pool, and Temescal Pool.

[5] Average Annual Electricity Usage calculated from the Annual Electricity Usage of all 5 pools divided by the total Pool Volume of all 5 pools.

[6] Similar to the Oakland pools, the Normandie Crossing swimming pools are assumed to use electricity for filters and pumps. The Normandie Crossing pools were assumed to use electricity rather than natural gas for water heating.

[7] The intensity factor for total energy delivered is estimated by multiplying the percentage of energy delivered from RPS-eligible renewables by the CO_2e emissions per total non-RPS-eligible/non-renewable energy metric calculated in Table 3. The estimate provided here and the energy reports issued by the utilities assume that renewable energy sources do not result in any CO_2e emissions. California emission factors presented here are 50% projected RPS (2026) consistent with SB 100.

[8] The Project may include two swimming pools, each with dimensions 40 ft x 20 ft x 4 ft.

Abbreviations:

BTU - British thermal units
CalEEMod® - CALifornia Emissions Estimator MODel
CFR - Code of Federal Regulations
CO_2 - carbon dioxide
CO_2e - carbon dioxide equivalents
ft - feet
gal - gallon
GHG - greenhouse gases
hr - hour
hrs - hours
kWh - kilowatt-hour
lb - pound
MMBTU - million British thermal units
MT - metric tonnes
RPS - Renewable Portfolio Standard
yr - year

Table 10. Operational Mobile Source Trip Rates
Normandie Crossing Specific Plan Project
Gardena, California

Project Land Use Type	CalEEMod® Land Use Type	CalEEMod® Land Use Sub-Type	Land Use Size	Land Use Size Metric	Trip Rates (trips/size metric/day)[1,2]			Daily Trip Rates (one-way trips/day)		
					Weekday[1]	Saturday[2]	Sunday[2]	Weekday	Saturday	Sunday
Full Buildout Operations										
Townhomes	Residential	Condos/Townhouses	75	DU	6.40	7.12	5.49	480	534	412
Apartments	Residential	Apartments Mid Rise	328	DU	4.31	3.89	3.24	1,415	1,277	1,064
Unenclosed Parking	Parking	Enclosed Parking with Elevator	559	spaces	0.00	0.00	0.00	0	0	0
Swimming Pools	Recreational	Recreational Swimming Pool	1.6	TSF	0.00	0.00	0.00	0	0	0
							Full Buildout Total	1,895	1,811	1,476
Existing Conditions										
Warehouse	Industrial	Refrigerated Warehouse-Rail	6.64	1000 sqft	1.71	1.71	1.71	11	11	11
Warehouse	Industrial	Unrefrigerated Warehouse-Rail	78.933	1000 sqft	1.71	1.71	1.71	135	135	135
Warehouse	Industrial	Unrefrigerated Warehouse-No Rail	20.527	1000 sqft	1.71	1.71	1.71	35	35	35
							Existing Conditions Total	182	182	182
Proposed Project										
							Net New Trips	1,713	1,629	1,294

Notes:

[1] Project-specific weekday trip rates were provided by *Fehr & Peers Transportation Consultants*.

[2] Weekend trip rates are estimated by multiplying the weekday daily trip rates by the ratio of the default CalEEMod® weekend to weekday daily trips.

Abbreviations:

CalEEMod® - California Emissions Estimator Model

DU - dwelling unit

sqft - square feet

APPENDIX A
CALEEMOD® OUTPUT FILES

Saiko Normandie Apartments - Existing - Los Angeles-South Coast County, Annual

EMFAC Off-Model Adjustment Factors for Gasoline Light Duty Vehicle to Account for the SAFE Vehicle Rule Not Applied

Saiko Normandie Apartments - Existing

Los Angeles-South Coast County, Annual

1.0 Project Characteristics

1.1 Land Usage

Land Uses	Size	Metric	Lot Acreage	Floor Surface Area	Population
Refrigerated Warehouse-Rail	6.64	1000sqft	0.15	6,640.00	0
Unrefrigerated Warehouse-Rail	78.93	1000sqft	1.81	78,930.00	0
Unrefrigerated Warehouse-No Rail	20.53	1000sqft	0.47	20,530.00	0

1.2 Other Project Characteristics

Urbanization	Urban	**Wind Speed (m/s)**	2.2	**Precipitation Freq (Days)**	33
Climate Zone	8			**Operational Year**	2021
Utility Company	Southern California Edison				
CO2 Intensity (lb/MWhr)	434.98	**CH4 Intensity (lb/MWhr)**	0.033	**N2O Intensity (lb/MWhr)**	0.004

1.3 User Entered Comments & Non-Default Data

Project Characteristics - SCE RPS in 2021

Land Use -

Construction Phase - Operational emissions only for the project.

Off-road Equipment - Project-specific data.

Grading - Project- specific data.

Trips and VMT - Project-specific data.

Architectural Coating - Project-specific data.

Vehicle Trips - Trip rates from project-specific data.

Off-road Equipment - Project-specific data.

Off-road Equipment - Project-specific data.

Saiko Normandie Apartments - Existing - Los Angeles-South Coast County, Annual

EMFAC Off-Model Adjustment Factors for Gasoline Light Duty Vehicle to Account for the SAFE Vehicle Rule Not Applied

Off-road Equipment - Project-specific data.

Off-road Equipment - Project-specific data.

Off-road Equipment - Project-specific data.

Table Name	Column Name	Default Value	New Value
tblArchitecturalCoating	ConstArea_Nonresidential_Exterior	53,050.00	0.00
tblArchitecturalCoating	ConstArea_Nonresidential_Interior	159,150.00	0.00
tblConstructionPhase	NumDays	10.00	0.00
tblConstructionPhase	NumDays	220.00	0.00
tblConstructionPhase	NumDays	20.00	0.00
tblConstructionPhase	NumDays	6.00	0.00
tblConstructionPhase	NumDays	10.00	0.00
tblConstructionPhase	NumDays	3.00	0.00
tblConstructionPhase	PhaseEndDate	1/11/2021	12/31/2019
tblConstructionPhase	PhaseEndDate	12/14/2020	12/31/2019
tblConstructionPhase	PhaseEndDate	1/28/2020	12/31/2019
tblConstructionPhase	PhaseEndDate	2/10/2020	12/31/2019
tblConstructionPhase	PhaseEndDate	12/28/2020	12/31/2019
tblConstructionPhase	PhaseEndDate	1/31/2020	12/31/2019
tblConstructionPhase	PhaseStartDate	12/29/2020	1/1/2020
tblConstructionPhase	PhaseStartDate	2/11/2020	1/1/2020
tblConstructionPhase	PhaseStartDate	2/1/2020	1/1/2020
tblConstructionPhase	PhaseStartDate	12/15/2020	1/1/2020
tblConstructionPhase	PhaseStartDate	1/29/2020	1/1/2020
tblOffRoadEquipment	OffRoadEquipmentUnitAmount	1.00	0.00
tblOffRoadEquipment	OffRoadEquipmentUnitAmount	1.00	0.00
tblOffRoadEquipment	OffRoadEquipmentUnitAmount	1.00	0.00
tblOffRoadEquipment	OffRoadEquipmentUnitAmount	1.00	0.00
tblOffRoadEquipment	OffRoadEquipmentUnitAmount	2.00	0.00

Saiko Normandie Apartments - Existing - Los Angeles-South Coast County, Annual

EMFAC Off-Model Adjustment Factors for Gasoline Light Duty Vehicle to Account for the SAFE Vehicle Rule Not Applied

tblOffRoadEquipment	OffRoadEquipmentUnitAmount	1.00	0.00
tblOffRoadEquipment	OffRoadEquipmentUnitAmount	1.00	0.00
tblOffRoadEquipment	OffRoadEquipmentUnitAmount	1.00	0.00
tblOffRoadEquipment	OffRoadEquipmentUnitAmount	1.00	0.00
tblOffRoadEquipment	OffRoadEquipmentUnitAmount	1.00	0.00
tblOffRoadEquipment	OffRoadEquipmentUnitAmount	2.00	0.00
tblOffRoadEquipment	OffRoadEquipmentUnitAmount	1.00	0.00
tblOffRoadEquipment	OffRoadEquipmentUnitAmount	1.00	0.00
tblOffRoadEquipment	OffRoadEquipmentUnitAmount	1.00	0.00
tblOffRoadEquipment	OffRoadEquipmentUnitAmount	1.00	0.00
tblOffRoadEquipment	OffRoadEquipmentUnitAmount	3.00	0.00
tblOffRoadEquipment	OffRoadEquipmentUnitAmount	2.00	0.00
tblOffRoadEquipment	OffRoadEquipmentUnitAmount	1.00	0.00
tblOffRoadEquipment	OffRoadEquipmentUnitAmount	1.00	0.00
tblOffRoadEquipment	OffRoadEquipmentUnitAmount	3.00	0.00
tblProjectCharacteristics	CO2IntensityFactor	390.98	434.98
tblTripsAndVMT	VendorTripNumber	17.00	0.00
tblTripsAndVMT	WorkerTripNumber	9.00	0.00
tblTripsAndVMT	WorkerTripNumber	45.00	0.00
tblVehicleTrips	ST_TR	2.12	1.71
tblVehicleTrips	ST_TR	1.74	1.71
tblVehicleTrips	ST_TR	1.74	1.71
tblVehicleTrips	SU_TR	2.12	1.71
tblVehicleTrips	SU_TR	1.74	1.71
tblVehicleTrips	SU_TR	1.74	1.71
tblVehicleTrips	WD_TR	2.12	1.71
tblVehicleTrips	WD_TR	1.74	1.71
tblVehicleTrips	WD_TR	1.74	1.71

Saiko Normandie Apartments - Existing - Los Angeles-South Coast County, Annual

EMFAC Off-Model Adjustment Factors for Gasoline Light Duty Vehicle to Account for the SAFE Vehicle Rule Not Applied

2.0 Emissions Summary

	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	0.4327	1.0000e-005	1.3600e-003	0.0000		0.0000	0.0000		0.0000	0.0000	0.0000	2.6300e-003	2.6300e-003	1.0000e-005	0.0000	2.8100e-003
Energy	2.1200e-003	0.0193	0.0162	1.2000e-004		1.4600e-003	1.4600e-003		1.4600e-003	1.4600e-003	0.0000	130.5893	130.5893	8.7200e-003	1.3900e-003	131.2222
Mobile	0.1240	0.1849	1.4282	3.0100e-003	0.2921	3.0200e-003	0.2952	0.0779	2.8300e-003	0.0808	0.0000	278.0773	278.0773	0.0185	0.0122	282.1767
Waste						0.0000	0.0000		0.0000	0.0000	20.2443	0.0000	20.2443	1.1964	0.0000	50.1544
Water						0.0000	0.0000		0.0000	0.0000	7.7840	63.0342	70.8183	0.8043	0.0195	96.7235
Total	**0.5588**	**0.2042**	**1.4458**	**3.1300e-003**	**0.2921**	**4.4800e-003**	**0.2966**	**0.0779**	**4.2900e-003**	**0.0822**	**28.0283**	**471.7034**	**499.7317**	**2.0279**	**0.0331**	**560.2795**

Saiko Normandie Apartments - Existing - Los Angeles-South Coast County, Annual

EMFAC Off-Model Adjustment Factors for Gasoline Light Duty Vehicle to Account for the SAFE Vehicle Rule Not Applied

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	0.4327	1.0000e-005	1.3600e-003	0.0000		0.0000	0.0000		0.0000	0.0000	0.0000	2.6300e-003	2.6300e-003	1.0000e-005	0.0000	2.8100e-003
Energy	2.1200e-003	0.0193	0.0162	1.2000e-004		1.4600e-003	1.4600e-003		1.4600e-003	1.4600e-003	0.0000	130.5893	130.5893	8.7200e-003	1.3900e-003	131.2222
Mobile	0.1240	0.1849	1.4282	3.0100e-003	0.2921	3.0200e-003	0.2952	0.0779	2.8300e-003	0.0808	0.0000	278.0773	278.0773	0.0185	0.0122	282.1767
Waste						0.0000	0.0000		0.0000	0.0000	20.2443	0.0000	20.2443	1.1964	0.0000	50.1544
Water						0.0000	0.0000		0.0000	0.0000	7.7840	63.0342	70.8183	0.8043	0.0195	96.7235
Total	**0.5588**	**0.2042**	**1.4458**	**3.1300e-003**	**0.2921**	**4.4800e-003**	**0.2966**	**0.0779**	**4.2900e-003**	**0.0822**	**28.0283**	**471.7034**	**499.7317**	**2.0279**	**0.0331**	**560.2795**

	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	Demolition	Demolition	1/1/2020	12/31/2019	5	0	
2	Site Preparation	Site Preparation	1/1/2020	12/31/2019	5	0	
3	Grading	Grading	1/1/2020	12/31/2019	5	0	

EMFAC Off-Model Adjustment Factors for Gasoline Light Duty Vehicle to Account for the SAFE Vehicle Rule Not Applied

4	Building Construction	Building Construction	1/1/2020	12/31/2019	5	0	
5	Paving	Paving	1/1/2020	12/31/2019	5	0	
6	Architectural Coating	Architectural Coating	1/1/2020	12/31/2019	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
Architectural Coating	Air Compressors	0	6.00	78	0.48
Paving	Cement and Mortar Mixers	0	8.00	9	0.56
Demolition	Concrete/Industrial Saws	0	8.00	81	0.73
Building Construction	Cranes	0	8.00	231	0.29
Building Construction	Forklifts	0	7.00	89	0.20
Building Construction	Generator Sets	0	8.00	84	0.74
Grading	Graders	0	8.00	187	0.41
Site Preparation	Graders	0	8.00	187	0.41
Paving	Pavers	0	8.00	130	0.42
Paving	Paving Equipment	0	8.00	132	0.36
Paving	Rollers	0	8.00	80	0.38
Demolition	Rubber Tired Dozers	0	8.00	247	0.40
Grading	Rubber Tired Dozers	0	8.00	247	0.40
Site Preparation	Scrapers	0	8.00	367	0.48
Building Construction	Tractors/Loaders/Backhoes	0	6.00	97	0.37
Demolition	Tractors/Loaders/Backhoes	0	8.00	97	0.37
Grading	Tractors/Loaders/Backhoes	0	7.00	97	0.37

EMFAC Off-Model Adjustment Factors for Gasoline Light Duty Vehicle to Account for the SAFE Vehicle Rule Not Applied

Paving	Tractors/Loaders/Backhoes	0	8.00	97	0.37
Site Preparation	Tractors/Loaders/Backhoes	0	7.00	97	0.37
Building Construction	Welders	0	8.00	46	0.45
Site Preparation		0			
Paving		0			

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
Architectural Coating	0	0.00	0.00	0.00	14.70	6.90	20.00	LD_Mix	HDT_Mix	HHDT
Building Construction	0	0.00	0.00	0.00	14.70	6.90	20.00	LD_Mix	HDT_Mix	HHDT
Demolition	0	0.00	0.00	0.00	14.70	6.90	20.00	LD_Mix	HDT_Mix	HHDT
Grading	0	0.00	0.00	0.00	14.70	6.90	20.00	LD_Mix	HDT_Mix	HHDT
Paving	0	0.00	0.00	0.00	14.70	6.90	20.00	LD_Mix	HDT_Mix	HHDT
Site Preparation	0	0.00	0.00	0.00	14.70	6.90	20.00	LD_Mix	HDT_Mix	HHDT

3.1 Mitigation Measures Construction

4.0 Operational Detail - Mobile

4.1 Mitigation Measures Mobile

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EMFAC Off-Model Adjustment Factors for Gasoline Light Duty Vehicle to Account for the SAFE Vehicle Rule Not Applied

	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	0.1240	0.1849	1.4282	3.0100e-003	0.2921	3.0200e-003	0.2952	0.0779	2.8300e-003	0.0808	0.0000	278.0773	278.0773	0.0185	0.0122	282.1767
Unmitigated	0.1240	0.1849	1.4282	3.0100e-003	0.2921	3.0200e-003	0.2952	0.0779	2.8300e-003	0.0808	0.0000	278.0773	278.0773	0.0185	0.0122	282.1767

4.2 Trip Summary Information

	Average Daily Trip Rate			Unmitigated	Mitigated
Land Use	Weekday	Saturday	Sunday	Annual VMT	Annual VMT
Refrigerated Warehouse-Rail	11.35	11.35	11.35	48,662	48,662
Unrefrigerated Warehouse-No Rail	35.11	35.11	35.11	150,456	150,456
Unrefrigerated Warehouse-Rail	134.97	134.97	134.97	578,444	578,444
Total	181.43	181.43	181.43	777,562	777,562

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
Refrigerated Warehouse-Rail	16.60	8.40	6.90	59.00	0.00	41.00	92	5	3
Unrefrigerated Warehouse-No	16.60	8.40	6.90	59.00	0.00	41.00	92	5	3
Unrefrigerated Warehouse-Rail	16.60	8.40	6.90	59.00	0.00	41.00	92	5	3

4.4 Fleet Mix

Land Use	LDA	LDT1	LDT2	MDV	LHD1	LHD2	MHD	HHD	OBUS	UBUS	MCY	SBUS	MH
Refrigerated Warehouse-Rail	0.548812	0.060892	0.186048	0.127862	0.022726	0.005730	0.010818	0.008022	0.000956	0.000624	0.023397	0.000686	0.003425
Unrefrigerated Warehouse-No Rail	0.548812	0.060892	0.186048	0.127862	0.022726	0.005730	0.010818	0.008022	0.000956	0.000624	0.023397	0.000686	0.003425

EMFAC Off-Model Adjustment Factors for Gasoline Light Duty Vehicle to Account for the SAFE Vehicle Rule Not Applied

Unrefrigerated Warehouse-Rail	0.548812	0.060892	0.186048	0.127862	0.022726	0.005730	0.010818	0.008022	0.000956	0.000624	0.023397	0.000686	0.003425

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	109.6204	109.6204	8.3200e-003	1.0100e-003	110.1287
Electricity Unmitigated						0.0000	0.0000		0.0000	0.0000	0.0000	109.6204	109.6204	8.3200e-003	1.0100e-003	110.1287
NaturalGas Mitigated	2.1200e-003	0.0193	0.0162	1.2000e-004		1.4600e-003	1.4600e-003		1.4600e-003	1.4600e-003	0.0000	20.9689	20.9689	4.0000e-004	3.8000e-004	21.0935
NaturalGas Unmitigated	2.1200e-003	0.0193	0.0162	1.2000e-004		1.4600e-003	1.4600e-003		1.4600e-003	1.4600e-003	0.0000	20.9689	20.9689	4.0000e-004	3.8000e-004	21.0935

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EMFAC Off-Model Adjustment Factors for Gasoline Light Duty Vehicle to Account for the SAFE Vehicle Rule Not Applied

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					
Refrigerated Warehouse-Rail	6042.4	3.0000e-005	3.0000e-004	2.5000e-004	0.0000		2.0000e-005	2.0000e-005		2.0000e-005	2.0000e-005	0.0000	0.3225	0.3225	1.0000e-005	1.0000e-005	0.3244
Unrefrigerated Warehouse-No Rail	79861.7	4.3000e-004	3.9100e-003	3.2900e-003	2.0000e-005		3.0000e-004	3.0000e-004		3.0000e-004	3.0000e-004	0.0000	4.2617	4.2617	8.0000e-005	8.0000e-005	4.2871
Unrefrigerated Warehouse-Rail	307038	1.6600e-003	0.0151	0.0126	9.0000e-005		1.1400e-003	1.1400e-003		1.1400e-003	1.1400e-003	0.0000	16.3847	16.3847	3.1000e-004	3.0000e-004	16.4821
Total		**2.1200e-003**	**0.0193**	**0.0162**	**1.1000e-004**		**1.4600e-003**	**1.4600e-003**		**1.4600e-003**	**1.4600e-003**	**0.0000**	**20.9689**	**20.9689**	**4.0000e-004**	**3.9000e-004**	**21.0935**

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EMFAC Off-Model Adjustment Factors for Gasoline Light Duty Vehicle to Account for the SAFE Vehicle Rule Not Applied

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	tons/yr										MT/yr					
Refrigerated Warehouse-Rail	6042.4	3.0000e-005	3.0000e-004	2.5000e-004	0.0000		2.0000e-005	2.0000e-005		2.0000e-005	2.0000e-005	0.0000	0.3225	0.3225	1.0000e-005	1.0000e-005	0.3244
Unrefrigerated Warehouse-No Rail	79861.7	4.3000e-004	3.9100e-003	3.2900e-003	2.0000e-005		3.0000e-004	3.0000e-004		3.0000e-004	3.0000e-004	0.0000	4.2617	4.2617	8.0000e-005	8.0000e-005	4.2871
Unrefrigerated Warehouse-Rail	307038	1.6600e-003	0.0151	0.0126	9.0000e-005		1.1400e-003	1.1400e-003		1.1400e-003	1.1400e-003	0.0000	16.3847	16.3847	3.1000e-004	3.0000e-004	16.4821
Total		**2.1200e-003**	**0.0193**	**0.0162**	**1.1000e-004**		**1.4600e-003**	**1.4600e-003**		**1.4600e-003**	**1.4600e-003**	**0.0000**	**20.9689**	**20.9689**	**4.0000e-004**	**3.9000e-004**	**21.0935**

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EMFAC Off-Model Adjustment Factors for Gasoline Light Duty Vehicle to Account for the SAFE Vehicle Rule Not Applied

5.3 Energy by Land Use - Electricity

Unmitigated

	Electricity Use	Total CO2	CH4	N2O	CO2e
Land Use	kWh/yr	MT/yr			
Refrigerated Warehouse-Rail	147806	29.1627	2.2100e-003	2.7000e-004	29.2980
Unrefrigerated Warehouse-No Rail	84173	16.6076	1.2600e-003	1.5000e-004	16.6847
Unrefrigerated Warehouse-Rail	323613	63.8500	4.8400e-003	5.9000e-004	64.1461
Total		**109.6204**	**8.3100e-003**	**1.0100e-003**	**110.1287**

EMFAC Off-Model Adjustment Factors for Gasoline Light Duty Vehicle to Account for the SAFE Vehicle Rule Not Applied

5.3 Energy by Land Use - Electricity

Mitigated

	Electricity Use	Total CO2	CH4	N2O	CO2e
Land Use	kWh/yr	MT/yr			
Refrigerated Warehouse-Rail	147806	29.1627	2.2100e-003	2.7000e-004	29.2980
Unrefrigerated Warehouse-No Rail	84173	16.6076	1.2600e-003	1.5000e-004	16.6847
Unrefrigerated Warehouse-Rail	323613	63.8500	4.8400e-003	5.9000e-004	64.1461
Total		**109.6204**	**8.3100e-003**	**1.0100e-003**	**110.1287**

6.0 Area Detail

6.1 Mitigation Measures Area

EMFAC Off-Model Adjustment Factors for Gasoline Light Duty Vehicle to Account for the SAFE Vehicle Rule Not Applied

	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	0.4327	1.0000e-005	1.3600e-003	0.0000		0.0000	0.0000		0.0000	0.0000	0.0000	2.6300e-003	2.6300e-003	1.0000e-005	0.0000	2.8100e-003
Unmitigated	0.4327	1.0000e-005	1.3600e-003	0.0000		0.0000	0.0000		0.0000	0.0000	0.0000	2.6300e-003	2.6300e-003	1.0000e-005	0.0000	2.8100e-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	0.0492					0.0000	0.0000		0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Consumer Products	0.3834					0.0000	0.0000		0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Landscaping	1.3000e-004	1.0000e-005	1.3600e-003	0.0000		0.0000	0.0000		0.0000	0.0000	0.0000	2.6300e-003	2.6300e-003	1.0000e-005	0.0000	2.8100e-003
Total	**0.4327**	**1.0000e-005**	**1.3600e-003**	**0.0000**		**0.0000**	**0.0000**		**0.0000**	**0.0000**	**0.0000**	**2.6300e-003**	**2.6300e-003**	**1.0000e-005**	**0.0000**	**2.8100e-003**

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EMFAC Off-Model Adjustment Factors for Gasoline Light Duty Vehicle to Account for the SAFE Vehicle Rule Not Applied

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	0.0492					0.0000	0.0000		0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Consumer Products	0.3834					0.0000	0.0000		0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Landscaping	1.3000e-004	1.0000e-005	1.3600e-003	0.0000		0.0000	0.0000		0.0000	0.0000	0.0000	2.6300e-003	2.6300e-003	1.0000e-005	0.0000	2.8100e-003
Total	**0.4327**	**1.0000e-005**	**1.3600e-003**	**0.0000**		**0.0000**	**0.0000**		**0.0000**	**0.0000**	**0.0000**	**2.6300e-003**	**2.6300e-003**	**1.0000e-005**	**0.0000**	**2.8100e-003**

7.0 Water Detail

7.1 Mitigation Measures Water

EMFAC Off-Model Adjustment Factors for Gasoline Light Duty Vehicle to Account for the SAFE Vehicle Rule Not Applied

	Total CO2	CH4	N2O	CO2e
Category	MT/yr			
Mitigated	70.8183	0.8043	0.0195	96.7235
Unmitigated	70.8183	0.8043	0.0195	96.7235

7.2 Water by Land Use

Unmitigated

	Indoor/Outdoor Use	Total CO2	CH4	N2O	CO2e
Land Use	Mgal	MT/yr			
Refrigerated Warehouse-Rail	1.5355 / 0	4.4320	0.0503	1.2200e-003	6.0532
Unrefrigerated Warehouse-No Rail	4.74756 / 0	13.7031	0.1556	3.7600e-003	18.7157
Unrefrigerated Warehouse-Rail	18.2526 / 0	52.6832	0.5983	0.0145	71.9546
Total		**70.8183**	**0.8043**	**0.0195**	**96.7235**

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EMFAC Off-Model Adjustment Factors for Gasoline Light Duty Vehicle to Account for the SAFE Vehicle Rule Not Applied

7.2 Water by Land Use

Mitigated

	Indoor/Outdoor Use	Total CO2	CH4	N2O	CO2e
Land Use	Mgal	MT/yr			
Refrigerated Warehouse-Rail	1.5355 / 0	4.4320	0.0503	1.2200e-003	6.0532
Unrefrigerated Warehouse-No Rail	4.74756 / 0	13.7031	0.1556	3.7600e-003	18.7157
Unrefrigerated Warehouse-Rail	18.2526 / 0	52.6832	0.5983	0.0145	71.9546
Total		**70.8183**	**0.8043**	**0.0195**	**96.7235**

8.0 Waste Detail

8.1 Mitigation Measures Waste

EMFAC Off-Model Adjustment Factors for Gasoline Light Duty Vehicle to Account for the SAFE Vehicle Rule Not Applied

Category/Year

	Total CO2	CH4	N2O	CO2e
	MT/yr			
Mitigated	20.2443	1.1964	0.0000	50.1544
Unmitigated	20.2443	1.1964	0.0000	50.1544

8.2 Waste by Land Use

Unmitigated

	Waste Disposed	Total CO2	CH4	N2O	CO2e
Land Use	tons	MT/yr			
Refrigerated Warehouse-Rail	6.24	1.2667	0.0749	0.0000	3.1381
Unrefrigerated Warehouse-No Rail	19.3	3.9177	0.2315	0.0000	9.7060
Unrefrigerated Warehouse-Rail	74.19	15.0599	0.8900	0.0000	37.3103
Total		**20.2443**	**1.1964**	**0.0000**	**50.1544**

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EMFAC Off-Model Adjustment Factors for Gasoline Light Duty Vehicle to Account for the SAFE Vehicle Rule Not Applied

8.2 Waste by Land Use

Mitigated

	Waste Disposed	Total CO2	CH4	N2O	CO2e
Land Use	tons	MT/yr			
Refrigerated Warehouse-Rail	6.24	1.2667	0.0749	0.0000	3.1381
Unrefrigerated Warehouse-No Rail	19.3	3.9177	0.2315	0.0000	9.7060
Unrefrigerated Warehouse-Rail	74.19	15.0599	0.8900	0.0000	37.3103
Total		**20.2443**	**1.1964**	**0.0000**	**50.1544**

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

EMFAC Off-Model Adjustment Factors for Gasoline Light Duty Vehicle to Account for the SAFE Vehicle Rule Not Applied

11.0 Vegetation

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EMFAC Off-Model Adjustment Factors for Gasoline Light Duty Vehicle to Account for the SAFE Vehicle Rule Not Applied

Saiko Normandie Apartments - Existing

Los Angeles-South Coast County, Summer

1.0 Project Characteristics

1.1 Land Usage

Land Uses	Size	Metric	Lot Acreage	Floor Surface Area	Population
Refrigerated Warehouse-Rail	6.64	1000sqft	0.15	6,640.00	0
Unrefrigerated Warehouse-Rail	78.93	1000sqft	1.81	78,930.00	0
Unrefrigerated Warehouse-No Rail	20.53	1000sqft	0.47	20,530.00	0

1.2 Other Project Characteristics

Urbanization	Urban	**Wind Speed (m/s)**	2.2	**Precipitation Freq (Days)**	33
Climate Zone	8			**Operational Year**	2021
Utility Company	Southern California Edison				
CO2 Intensity (lb/MWhr)	434.98	**CH4 Intensity (lb/MWhr)**	0.033	**N2O Intensity (lb/MWhr)**	0.004

1.3 User Entered Comments & Non-Default Data

Project Characteristics - SCE RPS in 2021

Land Use -

Construction Phase - Operational emissions only for the project.

Off-road Equipment - Project-specific data.

Grading - Project- specific data.

Trips and VMT - Project-specific data.

Architectural Coating - Project-specific data.

Vehicle Trips - Trip rates from project-specific data.

Off-road Equipment - Project-specific data.

Off-road Equipment - Project-specific data.

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EMFAC Off-Model Adjustment Factors for Gasoline Light Duty Vehicle to Account for the SAFE Vehicle Rule Not Applied

Off-road Equipment - Project-specific data.

Off-road Equipment - Project-specific data.

Off-road Equipment - Project-specific data.

Table Name	Column Name	Default Value	New Value
tblArchitecturalCoating	ConstArea_Nonresidential_Exterior	53,050.00	0.00
tblArchitecturalCoating	ConstArea_Nonresidential_Interior	159,150.00	0.00
tblConstructionPhase	NumDays	10.00	0.00
tblConstructionPhase	NumDays	220.00	0.00
tblConstructionPhase	NumDays	20.00	0.00
tblConstructionPhase	NumDays	6.00	0.00
tblConstructionPhase	NumDays	10.00	0.00
tblConstructionPhase	NumDays	3.00	0.00
tblConstructionPhase	PhaseEndDate	1/11/2021	12/31/2019
tblConstructionPhase	PhaseEndDate	12/14/2020	12/31/2019
tblConstructionPhase	PhaseEndDate	1/28/2020	12/31/2019
tblConstructionPhase	PhaseEndDate	2/10/2020	12/31/2019
tblConstructionPhase	PhaseEndDate	12/28/2020	12/31/2019
tblConstructionPhase	PhaseEndDate	1/31/2020	12/31/2019
tblConstructionPhase	PhaseStartDate	12/29/2020	1/1/2020
tblConstructionPhase	PhaseStartDate	2/11/2020	1/1/2020
tblConstructionPhase	PhaseStartDate	2/1/2020	1/1/2020
tblConstructionPhase	PhaseStartDate	12/15/2020	1/1/2020
tblConstructionPhase	PhaseStartDate	1/29/2020	1/1/2020
tblOffRoadEquipment	OffRoadEquipmentUnitAmount	1.00	0.00
tblOffRoadEquipment	OffRoadEquipmentUnitAmount	1.00	0.00
tblOffRoadEquipment	OffRoadEquipmentUnitAmount	1.00	0.00
tblOffRoadEquipment	OffRoadEquipmentUnitAmount	1.00	0.00
tblOffRoadEquipment	OffRoadEquipmentUnitAmount	2.00	0.00

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EMFAC Off-Model Adjustment Factors for Gasoline Light Duty Vehicle to Account for the SAFE Vehicle Rule Not Applied

tblOffRoadEquipment	OffRoadEquipmentUnitAmount	1.00	0.00
tblOffRoadEquipment	OffRoadEquipmentUnitAmount	1.00	0.00
tblOffRoadEquipment	OffRoadEquipmentUnitAmount	1.00	0.00
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tblOffRoadEquipment	OffRoadEquipmentUnitAmount	1.00	0.00
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tblOffRoadEquipment	OffRoadEquipmentUnitAmount	1.00	0.00
tblOffRoadEquipment	OffRoadEquipmentUnitAmount	1.00	0.00
tblOffRoadEquipment	OffRoadEquipmentUnitAmount	1.00	0.00
tblOffRoadEquipment	OffRoadEquipmentUnitAmount	1.00	0.00
tblOffRoadEquipment	OffRoadEquipmentUnitAmount	3.00	0.00
tblOffRoadEquipment	OffRoadEquipmentUnitAmount	2.00	0.00
tblOffRoadEquipment	OffRoadEquipmentUnitAmount	1.00	0.00
tblOffRoadEquipment	OffRoadEquipmentUnitAmount	1.00	0.00
tblOffRoadEquipment	OffRoadEquipmentUnitAmount	3.00	0.00
tblProjectCharacteristics	CO2IntensityFactor	390.98	434.98
tblTripsAndVMT	VendorTripNumber	17.00	0.00
tblTripsAndVMT	WorkerTripNumber	9.00	0.00
tblTripsAndVMT	WorkerTripNumber	45.00	0.00
tblVehicleTrips	ST_TR	2.12	1.71
tblVehicleTrips	ST_TR	1.74	1.71
tblVehicleTrips	ST_TR	1.74	1.71
tblVehicleTrips	SU_TR	2.12	1.71
tblVehicleTrips	SU_TR	1.74	1.71
tblVehicleTrips	SU_TR	1.74	1.71
tblVehicleTrips	WD_TR	2.12	1.71
tblVehicleTrips	WD_TR	1.74	1.71
tblVehicleTrips	WD_TR	1.74	1.71

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EMFAC Off-Model Adjustment Factors for Gasoline Light Duty Vehicle to Account for the SAFE Vehicle Rule Not Applied

2.0 Emissions Summary

	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

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EMFAC Off-Model Adjustment Factors for Gasoline Light Duty Vehicle to Account for the SAFE Vehicle Rule Not Applied

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	2.3713	1.0000e-004	0.0109	0.0000		4.0000e-005	4.0000e-005		4.0000e-005	4.0000e-005		0.0232	0.0232	6.0000e-005		0.0248
Energy	0.0116	0.1055	0.0887	6.3000e-004		8.0200e-003	8.0200e-003		8.0200e-003	8.0200e-003		126.6533	126.6533	2.4300e-003	2.3200e-003	127.4059
Mobile	0.7013	0.9282	8.0414	0.0171	1.6370	0.0166	1.6536	0.4361	0.0156	0.4516		1,741.5573	1,741.5573	0.1099	0.0701	1,765.2009
Total	**3.0842**	**1.0338**	**8.1409**	**0.0177**	**1.6370**	**0.0247**	**1.6617**	**0.4361**	**0.0236**	**0.4597**		**1,868.2338**	**1,868.2338**	**0.1123**	**0.0724**	**1,892.6315**

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	2.3713	1.0000e-004	0.0109	0.0000		4.0000e-005	4.0000e-005		4.0000e-005	4.0000e-005		0.0232	0.0232	6.0000e-005		0.0248
Energy	0.0116	0.1055	0.0887	6.3000e-004		8.0200e-003	8.0200e-003		8.0200e-003	8.0200e-003		126.6533	126.6533	2.4300e-003	2.3200e-003	127.4059
Mobile	0.7013	0.9282	8.0414	0.0171	1.6370	0.0166	1.6536	0.4361	0.0156	0.4516		1,741.5573	1,741.5573	0.1099	0.0701	1,765.2009
Total	**3.0842**	**1.0338**	**8.1409**	**0.0177**	**1.6370**	**0.0247**	**1.6617**	**0.4361**	**0.0236**	**0.4597**		**1,868.2338**	**1,868.2338**	**0.1123**	**0.0724**	**1,892.6315**

Saiko Normandie Apartments - Existing - Los Angeles-South Coast County, Summer

EMFAC Off-Model Adjustment Factors for Gasoline Light Duty Vehicle to Account for the SAFE Vehicle Rule Not Applied

	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	Demolition	Demolition	1/1/2020	12/31/2019	5	0	
2	Site Preparation	Site Preparation	1/1/2020	12/31/2019	5	0	
3	Grading	Grading	1/1/2020	12/31/2019	5	0	
4	Building Construction	Building Construction	1/1/2020	12/31/2019	5	0	
5	Paving	Paving	1/1/2020	12/31/2019	5	0	
6	Architectural Coating	Architectural Coating	1/1/2020	12/31/2019	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
Architectural Coating	Air Compressors	0	6.00	78	0.48
Paving	Cement and Mortar Mixers	0	8.00	9	0.56
Demolition	Concrete/Industrial Saws	0	8.00	81	0.73
Building Construction	Cranes	0	8.00	231	0.29
Building Construction	Forklifts	0	7.00	89	0.20

Saiko Normandie Apartments - Existing - Los Angeles-South Coast County, Summer

EMFAC Off-Model Adjustment Factors for Gasoline Light Duty Vehicle to Account for the SAFE Vehicle Rule Not Applied

Building Construction	Generator Sets	0	8.00	84	0.74
Grading	Graders	0	8.00	187	0.41
Site Preparation	Graders	0	8.00	187	0.41
Paving	Pavers	0	8.00	130	0.42
Paving	Paving Equipment	0	8.00	132	0.36
Paving	Rollers	0	8.00	80	0.38
Demolition	Rubber Tired Dozers	0	8.00	247	0.40
Grading	Rubber Tired Dozers	0	8.00	247	0.40
Site Preparation	Scrapers	0	8.00	367	0.48
Building Construction	Tractors/Loaders/Backhoes	0	6.00	97	0.37
Demolition	Tractors/Loaders/Backhoes	0	8.00	97	0.37
Grading	Tractors/Loaders/Backhoes	0	7.00	97	0.37
Paving	Tractors/Loaders/Backhoes	0	8.00	97	0.37
Site Preparation	Tractors/Loaders/Backhoes	0	7.00	97	0.37
Building Construction	Welders	0	8.00	46	0.45
Site Preparation		0			
Paving		0			

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
Architectural Coating	0	0.00	0.00	0.00	14.70	6.90	20.00	LD_Mix	HDT_Mix	HHDT
Building Construction	0	0.00	0.00	0.00	14.70	6.90	20.00	LD_Mix	HDT_Mix	HHDT
Demolition	0	0.00	0.00	0.00	14.70	6.90	20.00	LD_Mix	HDT_Mix	HHDT
Grading	0	0.00	0.00	0.00	14.70	6.90	20.00	LD_Mix	HDT_Mix	HHDT
Paving	0	0.00	0.00	0.00	14.70	6.90	20.00	LD_Mix	HDT_Mix	HHDT
Site Preparation	0	0.00	0.00	0.00	14.70	6.90	20.00	LD_Mix	HDT_Mix	HHDT

3.1 Mitigation Measures Construction

Saiko Normandie Apartments - Existing - Los Angeles-South Coast County, Summer

EMFAC Off-Model Adjustment Factors for Gasoline Light Duty Vehicle to Account for the SAFE Vehicle Rule Not Applied

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	0.7013	0.9282	8.0414	0.0171	1.6370	0.0166	1.6536	0.4361	0.0156	0.4516		1,741.5573	1,741.5573	0.1099	0.0701	1,765.2009
Unmitigated	0.7013	0.9282	8.0414	0.0171	1.6370	0.0166	1.6536	0.4361	0.0156	0.4516		1,741.5573	1,741.5573	0.1099	0.0701	1,765.2009

4.2 Trip Summary Information

	Average Daily Trip Rate			Unmitigated	Mitigated
Land Use	Weekday	Saturday	Sunday	Annual VMT	Annual VMT
Refrigerated Warehouse-Rail	11.35	11.35	11.35	48,662	48,662
Unrefrigerated Warehouse-No Rail	35.11	35.11	35.11	150,456	150,456
Unrefrigerated Warehouse-Rail	134.97	134.97	134.97	578,444	578,444
Total	181.43	181.43	181.43	777,562	777,562

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
Refrigerated Warehouse-Rail	16.60	8.40	6.90	59.00	0.00	41.00	92	5	3
Unrefrigerated Warehouse-No	16.60	8.40	6.90	59.00	0.00	41.00	92	5	3

EMFAC Off-Model Adjustment Factors for Gasoline Light Duty Vehicle to Account for the SAFE Vehicle Rule Not Applied

	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
Unrefrigerated Warehouse-Rail	16.60	8.40	6.90	59.00	0.00	41.00	92	5	3

4.4 Fleet Mix

Land Use	LDA	LDT1	LDT2	MDV	LHD1	LHD2	MHD	HHD	OBUS	UBUS	MCY	SBUS	MH
Refrigerated Warehouse-Rail	0.548812	0.060892	0.186048	0.127862	0.022726	0.005730	0.010818	0.008022	0.000956	0.000624	0.023397	0.000686	0.003425
Unrefrigerated Warehouse-No Rail	0.548812	0.060892	0.186048	0.127862	0.022726	0.005730	0.010818	0.008022	0.000956	0.000624	0.023397	0.000686	0.003425
Unrefrigerated Warehouse-Rail	0.548812	0.060892	0.186048	0.127862	0.022726	0.005730	0.010818	0.008022	0.000956	0.000624	0.023397	0.000686	0.003425

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	0.0116	0.1055	0.0887	6.3000e-004		8.0200e-003	8.0200e-003		8.0200e-003	8.0200e-003		126.6533	126.6533	2.4300e-003	2.3200e-003	127.4059
NaturalGas Unmitigated	0.0116	0.1055	0.0887	6.3000e-004		8.0200e-003	8.0200e-003		8.0200e-003	8.0200e-003		126.6533	126.6533	2.4300e-003	2.3200e-003	127.4059

Saiko Normandie Apartments - Existing - Los Angeles-South Coast County, Summer

EMFAC Off-Model Adjustment Factors for Gasoline Light Duty Vehicle to Account for the SAFE Vehicle Rule Not Applied

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					
Refrigerated Warehouse-Rail	16.5545	1.8000e-004	1.6200e-003	1.3600e-003	1.0000e-005		1.2000e-004	1.2000e-004		1.2000e-004	1.2000e-004		1.9476	1.9476	4.0000e-005	4.0000e-005	1.9592
Unrefrigerated Warehouse-No Rail	218.799	2.3600e-003	0.0215	0.0180	1.3000e-004		1.6300e-003	1.6300e-003		1.6300e-003	1.6300e-003		25.7411	25.7411	4.9000e-004	4.7000e-004	25.8941
Unrefrigerated Warehouse-Rail	841.199	9.0700e-003	0.0825	0.0693	4.9000e-004		6.2700e-003	6.2700e-003		6.2700e-003	6.2700e-003		98.9646	98.9646	1.9000e-003	1.8100e-003	99.5527
Total		**0.0116**	**0.1055**	**0.0887**	**6.3000e-004**		**8.0200e-003**	**8.0200e-003**		**8.0200e-003**	**8.0200e-003**		**126.6533**	**126.6533**	**2.4300e-003**	**2.3200e-003**	**127.4059**

Saiko Normandie Apartments - Existing - Los Angeles-South Coast County, Summer

EMFAC Off-Model Adjustment Factors for Gasoline Light Duty Vehicle to Account for the SAFE Vehicle Rule Not Applied

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					
Refrigerated Warehouse-Rail	0.0165545	1.8000e-004	1.6200e-003	1.3600e-003	1.0000e-005		1.2000e-004	1.2000e-004		1.2000e-004	1.2000e-004		1.9476	1.9476	4.0000e-005	4.0000e-005	1.9592
Unrefrigerated Warehouse-No Rail	0.218799	2.3600e-003	0.0215	0.0180	1.3000e-004		1.6300e-003	1.6300e-003		1.6300e-003	1.6300e-003		25.7411	25.7411	4.9000e-004	4.7000e-004	25.8941
Unrefrigerated Warehouse-Rail	0.841199	9.0700e-003	0.0825	0.0693	4.9000e-004		6.2700e-003	6.2700e-003		6.2700e-003	6.2700e-003		98.9646	98.9646	1.9000e-003	1.8100e-003	99.5527
Total		**0.0116**	**0.1055**	**0.0887**	**6.3000e-004**		**8.0200e-003**	**8.0200e-003**		**8.0200e-003**	**8.0200e-003**		**126.6533**	**126.6533**	**2.4300e-003**	**2.3200e-003**	**127.4059**

6.0 Area Detail

6.1 Mitigation Measures Area

Saiko Normandie Apartments - Existing - Los Angeles-South Coast County, Summer

EMFAC Off-Model Adjustment Factors for Gasoline Light Duty Vehicle to Account for the SAFE Vehicle Rule Not Applied

	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	2.3713	1.0000e-004	0.0109	0.0000		4.0000e-005	4.0000e-005		4.0000e-005	4.0000e-005		0.0232	0.0232	6.0000e-005		0.0248
Unmitigated	2.3713	1.0000e-004	0.0109	0.0000		4.0000e-005	4.0000e-005		4.0000e-005	4.0000e-005		0.0232	0.0232	6.0000e-005		0.0248

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	0.2695					0.0000	0.0000		0.0000	0.0000			0.0000			0.0000
Consumer Products	2.1008					0.0000	0.0000		0.0000	0.0000			0.0000			0.0000
Landscaping	1.0200e-003	1.0000e-004	0.0109	0.0000		4.0000e-005	4.0000e-005		4.0000e-005	4.0000e-005		0.0232	0.0232	6.0000e-005		0.0248
Total	**2.3713**	**1.0000e-004**	**0.0109**	**0.0000**		**4.0000e-005**	**4.0000e-005**		**4.0000e-005**	**4.0000e-005**		**0.0232**	**0.0232**	**6.0000e-005**		**0.0248**

Saiko Normandie Apartments - Existing - Los Angeles-South Coast County, Summer

EMFAC Off-Model Adjustment Factors for Gasoline Light Duty Vehicle to Account for the SAFE Vehicle Rule Not Applied

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	0.2695					0.0000	0.0000		0.0000	0.0000			0.0000			0.0000
Consumer Products	2.1008					0.0000	0.0000		0.0000	0.0000			0.0000			0.0000
Landscaping	1.0200e-003	1.0000e-004	0.0109	0.0000		4.0000e-005	4.0000e-005		4.0000e-005	4.0000e-005		0.0232	0.0232	6.0000e-005		0.0248
Total	**2.3713**	**1.0000e-004**	**0.0109**	**0.0000**		**4.0000e-005**	**4.0000e-005**		**4.0000e-005**	**4.0000e-005**		**0.0232**	**0.0232**	**6.0000e-005**		**0.0248**

7.0 Water Detail

7.1 Mitigation Measures Water

Saiko Normandie Apartments - Existing - Los Angeles-South Coast County, Summer

EMFAC Off-Model Adjustment Factors for Gasoline Light Duty Vehicle to Account for the SAFE Vehicle Rule Not Applied

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

Saiko Normandie Apartments - Existing - Los Angeles-South Coast County, Winter

EMFAC Off-Model Adjustment Factors for Gasoline Light Duty Vehicle to Account for the SAFE Vehicle Rule Not Applied

Saiko Normandie Apartments - Existing

Los Angeles-South Coast County, Winter

1.0 Project Characteristics

1.1 Land Usage

Land Uses	Size	Metric	Lot Acreage	Floor Surface Area	Population
Refrigerated Warehouse-Rail	6.64	1000sqft	0.15	6,640.00	0
Unrefrigerated Warehouse-Rail	78.93	1000sqft	1.81	78,930.00	0
Unrefrigerated Warehouse-No Rail	20.53	1000sqft	0.47	20,530.00	0

1.2 Other Project Characteristics

Urbanization	Urban	**Wind Speed (m/s)**	2.2	**Precipitation Freq (Days)**	33
Climate Zone	8			**Operational Year**	2021
Utility Company	Southern California Edison				
CO2 Intensity (lb/MWhr)	434.98	**CH4 Intensity (lb/MWhr)**	0.033	**N2O Intensity (lb/MWhr)**	0.004

1.3 User Entered Comments & Non-Default Data

Project Characteristics - SCE RPS in 2021

Land Use -

Construction Phase - Operational emissions only for the project.

Off-road Equipment - Project-specific data.

Grading - Project- specific data.

Trips and VMT - Project-specific data.

Architectural Coating - Project-specific data.

Vehicle Trips - Trip rates from project-specific data.

Off-road Equipment - Project-specific data.

Off-road Equipment - Project-specific data.

Saiko Normandie Apartments - Existing - Los Angeles-South Coast County, Winter

EMFAC Off-Model Adjustment Factors for Gasoline Light Duty Vehicle to Account for the SAFE Vehicle Rule Not Applied

Off-road Equipment - Project-specific data.

Off-road Equipment - Project-specific data.

Off-road Equipment - Project-specific data.

Table Name	Column Name	Default Value	New Value
tblArchitecturalCoating	ConstArea_Nonresidential_Exterior	53,050.00	0.00
tblArchitecturalCoating	ConstArea_Nonresidential_Interior	159,150.00	0.00
tblConstructionPhase	NumDays	10.00	0.00
tblConstructionPhase	NumDays	220.00	0.00
tblConstructionPhase	NumDays	20.00	0.00
tblConstructionPhase	NumDays	6.00	0.00
tblConstructionPhase	NumDays	10.00	0.00
tblConstructionPhase	NumDays	3.00	0.00
tblConstructionPhase	PhaseEndDate	1/11/2021	12/31/2019
tblConstructionPhase	PhaseEndDate	12/14/2020	12/31/2019
tblConstructionPhase	PhaseEndDate	1/28/2020	12/31/2019
tblConstructionPhase	PhaseEndDate	2/10/2020	12/31/2019
tblConstructionPhase	PhaseEndDate	12/28/2020	12/31/2019
tblConstructionPhase	PhaseEndDate	1/31/2020	12/31/2019
tblConstructionPhase	PhaseStartDate	12/29/2020	1/1/2020
tblConstructionPhase	PhaseStartDate	2/11/2020	1/1/2020
tblConstructionPhase	PhaseStartDate	2/1/2020	1/1/2020
tblConstructionPhase	PhaseStartDate	12/15/2020	1/1/2020
tblConstructionPhase	PhaseStartDate	1/29/2020	1/1/2020
tblOffRoadEquipment	OffRoadEquipmentUnitAmount	1.00	0.00
tblOffRoadEquipment	OffRoadEquipmentUnitAmount	1.00	0.00
tblOffRoadEquipment	OffRoadEquipmentUnitAmount	1.00	0.00
tblOffRoadEquipment	OffRoadEquipmentUnitAmount	1.00	0.00
tblOffRoadEquipment	OffRoadEquipmentUnitAmount	2.00	0.00

Saiko Normandie Apartments - Existing - Los Angeles-South Coast County, Winter

EMFAC Off-Model Adjustment Factors for Gasoline Light Duty Vehicle to Account for the SAFE Vehicle Rule Not Applied

tblOffRoadEquipment	OffRoadEquipmentUnitAmount	1.00	0.00
tblOffRoadEquipment	OffRoadEquipmentUnitAmount	1.00	0.00
tblOffRoadEquipment	OffRoadEquipmentUnitAmount	1.00	0.00
tblOffRoadEquipment	OffRoadEquipmentUnitAmount	1.00	0.00
tblOffRoadEquipment	OffRoadEquipmentUnitAmount	1.00	0.00
tblOffRoadEquipment	OffRoadEquipmentUnitAmount	2.00	0.00
tblOffRoadEquipment	OffRoadEquipmentUnitAmount	1.00	0.00
tblOffRoadEquipment	OffRoadEquipmentUnitAmount	1.00	0.00
tblOffRoadEquipment	OffRoadEquipmentUnitAmount	1.00	0.00
tblOffRoadEquipment	OffRoadEquipmentUnitAmount	1.00	0.00
tblOffRoadEquipment	OffRoadEquipmentUnitAmount	3.00	0.00
tblOffRoadEquipment	OffRoadEquipmentUnitAmount	2.00	0.00
tblOffRoadEquipment	OffRoadEquipmentUnitAmount	1.00	0.00
tblOffRoadEquipment	OffRoadEquipmentUnitAmount	1.00	0.00
tblOffRoadEquipment	OffRoadEquipmentUnitAmount	3.00	0.00
tblProjectCharacteristics	CO2IntensityFactor	390.98	434.98
tblTripsAndVMT	VendorTripNumber	17.00	0.00
tblTripsAndVMT	WorkerTripNumber	9.00	0.00
tblTripsAndVMT	WorkerTripNumber	45.00	0.00
tblVehicleTrips	ST_TR	2.12	1.71
tblVehicleTrips	ST_TR	1.74	1.71
tblVehicleTrips	ST_TR	1.74	1.71
tblVehicleTrips	SU_TR	2.12	1.71
tblVehicleTrips	SU_TR	1.74	1.71
tblVehicleTrips	SU_TR	1.74	1.71
tblVehicleTrips	WD_TR	2.12	1.71
tblVehicleTrips	WD_TR	1.74	1.71
tblVehicleTrips	WD_TR	1.74	1.71

Saiko Normandie Apartments - Existing - Los Angeles-South Coast County, Winter

EMFAC Off-Model Adjustment Factors for Gasoline Light Duty Vehicle to Account for the SAFE Vehicle Rule Not Applied

2.0 Emissions Summary

	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

Saiko Normandie Apartments - Existing - Los Angeles-South Coast County, Winter

EMFAC Off-Model Adjustment Factors for Gasoline Light Duty Vehicle to Account for the SAFE Vehicle Rule Not Applied

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	2.3713	1.0000e-004	0.0109	0.0000		4.0000e-005	4.0000e-005		4.0000e-005	4.0000e-005		0.0232	0.0232	6.0000e-005		0.0248
Energy	0.0116	0.1055	0.0887	6.3000e-004		8.0200e-003	8.0200e-003		8.0200e-003	8.0200e-003		126.6533	126.6533	2.4300e-003	2.3200e-003	127.4059
Mobile	0.6914	0.9986	7.7503	0.0164	1.6370	0.0166	1.6536	0.4361	0.0156	0.4516		1,665.9215	1,665.9215	0.1123	0.0733	1,690.5809
Total	**3.0743**	**1.1043**	**7.8498**	**0.0170**	**1.6370**	**0.0247**	**1.6617**	**0.4361**	**0.0236**	**0.4597**		**1,792.5980**	**1,792.5980**	**0.1148**	**0.0757**	**1,818.0115**

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	2.3713	1.0000e-004	0.0109	0.0000		4.0000e-005	4.0000e-005		4.0000e-005	4.0000e-005		0.0232	0.0232	6.0000e-005		0.0248
Energy	0.0116	0.1055	0.0887	6.3000e-004		8.0200e-003	8.0200e-003		8.0200e-003	8.0200e-003		126.6533	126.6533	2.4300e-003	2.3200e-003	127.4059
Mobile	0.6914	0.9986	7.7503	0.0164	1.6370	0.0166	1.6536	0.4361	0.0156	0.4516		1,665.9215	1,665.9215	0.1123	0.0733	1,690.5809
Total	**3.0743**	**1.1043**	**7.8498**	**0.0170**	**1.6370**	**0.0247**	**1.6617**	**0.4361**	**0.0236**	**0.4597**		**1,792.5980**	**1,792.5980**	**0.1148**	**0.0757**	**1,818.0115**

Saiko Normandie Apartments - Existing - Los Angeles-South Coast County, Winter

EMFAC Off-Model Adjustment Factors for Gasoline Light Duty Vehicle to Account for the SAFE Vehicle Rule Not Applied

	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	Demolition	Demolition	1/1/2020	12/31/2019	5	0	
2	Site Preparation	Site Preparation	1/1/2020	12/31/2019	5	0	
3	Grading	Grading	1/1/2020	12/31/2019	5	0	
4	Building Construction	Building Construction	1/1/2020	12/31/2019	5	0	
5	Paving	Paving	1/1/2020	12/31/2019	5	0	
6	Architectural Coating	Architectural Coating	1/1/2020	12/31/2019	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
Architectural Coating	Air Compressors	0	6.00	78	0.48
Paving	Cement and Mortar Mixers	0	8.00	9	0.56
Demolition	Concrete/Industrial Saws	0	8.00	81	0.73
Building Construction	Cranes	0	8.00	231	0.29
Building Construction	Forklifts	0	7.00	89	0.20

Saiko Normandie Apartments - Existing - Los Angeles-South Coast County, Winter

EMFAC Off-Model Adjustment Factors for Gasoline Light Duty Vehicle to Account for the SAFE Vehicle Rule Not Applied

Building Construction	Generator Sets	0	8.00	84	0.74
Grading	Graders	0	8.00	187	0.41
Site Preparation	Graders	0	8.00	187	0.41
Paving	Pavers	0	8.00	130	0.42
Paving	Paving Equipment	0	8.00	132	0.36
Paving	Rollers	0	8.00	80	0.38
Demolition	Rubber Tired Dozers	0	8.00	247	0.40
Grading	Rubber Tired Dozers	0	8.00	247	0.40
Site Preparation	Scrapers	0	8.00	367	0.48
Building Construction	Tractors/Loaders/Backhoes	0	6.00	97	0.37
Demolition	Tractors/Loaders/Backhoes	0	8.00	97	0.37
Grading	Tractors/Loaders/Backhoes	0	7.00	97	0.37
Paving	Tractors/Loaders/Backhoes	0	8.00	97	0.37
Site Preparation	Tractors/Loaders/Backhoes	0	7.00	97	0.37
Building Construction	Welders	0	8.00	46	0.45
Site Preparation		0			
Paving		0			

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
Architectural Coating	0	0.00	0.00	0.00	14.70	6.90	20.00	LD_Mix	HDT_Mix	HHDT
Building Construction	0	0.00	0.00	0.00	14.70	6.90	20.00	LD_Mix	HDT_Mix	HHDT
Demolition	0	0.00	0.00	0.00	14.70	6.90	20.00	LD_Mix	HDT_Mix	HHDT
Grading	0	0.00	0.00	0.00	14.70	6.90	20.00	LD_Mix	HDT_Mix	HHDT
Paving	0	0.00	0.00	0.00	14.70	6.90	20.00	LD_Mix	HDT_Mix	HHDT
Site Preparation	0	0.00	0.00	0.00	14.70	6.90	20.00	LD_Mix	HDT_Mix	HHDT

3.1 Mitigation Measures Construction

Saiko Normandie Apartments - Existing - Los Angeles-South Coast County, Winter

EMFAC Off-Model Adjustment Factors for Gasoline Light Duty Vehicle to Account for the SAFE Vehicle Rule Not Applied

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	0.6914	0.9986	7.7503	0.0164	1.6370	0.0166	1.6536	0.4361	0.0156	0.4516		1,665.9215	1,665.9215	0.1123	0.0733	1,690.5809
Unmitigated	0.6914	0.9986	7.7503	0.0164	1.6370	0.0166	1.6536	0.4361	0.0156	0.4516		1,665.9215	1,665.9215	0.1123	0.0733	1,690.5809

4.2 Trip Summary Information

	Average Daily Trip Rate			Unmitigated	Mitigated
Land Use	Weekday	Saturday	Sunday	Annual VMT	Annual VMT
Refrigerated Warehouse-Rail	11.35	11.35	11.35	48,662	48,662
Unrefrigerated Warehouse-No Rail	35.11	35.11	35.11	150,456	150,456
Unrefrigerated Warehouse-Rail	134.97	134.97	134.97	578,444	578,444
Total	181.43	181.43	181.43	777,562	777,562

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
Refrigerated Warehouse-Rail	16.60	8.40	6.90	59.00	0.00	41.00	92	5	3
Unrefrigerated Warehouse-No	16.60	8.40	6.90	59.00	0.00	41.00	92	5	3

Saiko Normandie Apartments - Existing - Los Angeles-South Coast County, Winter

EMFAC Off-Model Adjustment Factors for Gasoline Light Duty Vehicle to Account for the SAFE Vehicle Rule Not Applied

	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
Unrefrigerated Warehouse-Rail	16.60	8.40	6.90	59.00	0.00	41.00	92	5	3

4.4 Fleet Mix

Land Use	LDA	LDT1	LDT2	MDV	LHD1	LHD2	MHD	HHD	OBUS	UBUS	MCY	SBUS	MH
Refrigerated Warehouse-Rail	0.548812	0.060892	0.186048	0.127862	0.022726	0.005730	0.010818	0.008022	0.000956	0.000624	0.023397	0.000686	0.003425
Unrefrigerated Warehouse-No Rail	0.548812	0.060892	0.186048	0.127862	0.022726	0.005730	0.010818	0.008022	0.000956	0.000624	0.023397	0.000686	0.003425
Unrefrigerated Warehouse-Rail	0.548812	0.060892	0.186048	0.127862	0.022726	0.005730	0.010818	0.008022	0.000956	0.000624	0.023397	0.000686	0.003425

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	0.0116	0.1055	0.0887	6.3000e-004		8.0200e-003	8.0200e-003		8.0200e-003	8.0200e-003		126.6533	126.6533	2.4300e-003	2.3200e-003	127.4059
NaturalGas Unmitigated	0.0116	0.1055	0.0887	6.3000e-004		8.0200e-003	8.0200e-003		8.0200e-003	8.0200e-003		126.6533	126.6533	2.4300e-003	2.3200e-003	127.4059

Saiko Normandie Apartments - Existing - Los Angeles-South Coast County, Winter

EMFAC Off-Model Adjustment Factors for Gasoline Light Duty Vehicle to Account for the SAFE Vehicle Rule Not Applied

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					
Refrigerated Warehouse-Rail	16.5545	1.8000e-004	1.6200e-003	1.3600e-003	1.0000e-005		1.2000e-004	1.2000e-004		1.2000e-004	1.2000e-004		1.9476	1.9476	4.0000e-005	4.0000e-005	1.9592
Unrefrigerated Warehouse-No Rail	218.799	2.3600e-003	0.0215	0.0180	1.3000e-004		1.6300e-003	1.6300e-003		1.6300e-003	1.6300e-003		25.7411	25.7411	4.9000e-004	4.7000e-004	25.8941
Unrefrigerated Warehouse-Rail	841.199	9.0700e-003	0.0825	0.0693	4.9000e-004		6.2700e-003	6.2700e-003		6.2700e-003	6.2700e-003		98.9646	98.9646	1.9000e-003	1.8100e-003	99.5527
Total		**0.0116**	**0.1055**	**0.0887**	**6.3000e-004**		**8.0200e-003**	**8.0200e-003**		**8.0200e-003**	**8.0200e-003**		**126.6533**	**126.6533**	**2.4300e-003**	**2.3200e-003**	**127.4059**

Saiko Normandie Apartments - Existing - Los Angeles-South Coast County, Winter

EMFAC Off-Model Adjustment Factors for Gasoline Light Duty Vehicle to Account for the SAFE Vehicle Rule Not Applied

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					
Refrigerated Warehouse-Rail	0.0165545	1.8000e-004	1.6200e-003	1.3600e-003	1.0000e-005		1.2000e-004	1.2000e-004		1.2000e-004	1.2000e-004		1.9476	1.9476	4.0000e-005	4.0000e-005	1.9592
Unrefrigerated Warehouse-No Rail	0.218799	2.3600e-003	0.0215	0.0180	1.3000e-004		1.6300e-003	1.6300e-003		1.6300e-003	1.6300e-003		25.7411	25.7411	4.9000e-004	4.7000e-004	25.8941
Unrefrigerated Warehouse-Rail	0.841199	9.0700e-003	0.0825	0.0693	4.9000e-004		6.2700e-003	6.2700e-003		6.2700e-003	6.2700e-003		98.9646	98.9646	1.9000e-003	1.8100e-003	99.5527
Total		**0.0116**	**0.1055**	**0.0887**	**6.3000e-004**		**8.0200e-003**	**8.0200e-003**		**8.0200e-003**	**8.0200e-003**		**126.6533**	**126.6533**	**2.4300e-003**	**2.3200e-003**	**127.4059**

6.0 Area Detail

6.1 Mitigation Measures Area

Saiko Normandie Apartments - Existing - Los Angeles-South Coast County, Winter

EMFAC Off-Model Adjustment Factors for Gasoline Light Duty Vehicle to Account for the SAFE Vehicle Rule Not Applied

	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	2.3713	1.0000e-004	0.0109	0.0000		4.0000e-005	4.0000e-005		4.0000e-005	4.0000e-005		0.0232	0.0232	6.0000e-005		0.0248
Unmitigated	2.3713	1.0000e-004	0.0109	0.0000		4.0000e-005	4.0000e-005		4.0000e-005	4.0000e-005		0.0232	0.0232	6.0000e-005		0.0248

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	0.2695					0.0000	0.0000		0.0000	0.0000			0.0000			0.0000
Consumer Products	2.1008					0.0000	0.0000		0.0000	0.0000			0.0000			0.0000
Landscaping	1.0200e-003	1.0000e-004	0.0109	0.0000		4.0000e-005	4.0000e-005		4.0000e-005	4.0000e-005		0.0232	0.0232	6.0000e-005		0.0248
Total	**2.3713**	**1.0000e-004**	**0.0109**	**0.0000**		**4.0000e-005**	**4.0000e-005**		**4.0000e-005**	**4.0000e-005**		**0.0232**	**0.0232**	**6.0000e-005**		**0.0248**

Saiko Normandie Apartments - Existing - Los Angeles-South Coast County, Winter

EMFAC Off-Model Adjustment Factors for Gasoline Light Duty Vehicle to Account for the SAFE Vehicle Rule Not Applied

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	0.2695					0.0000	0.0000		0.0000	0.0000			0.0000			0.0000
Consumer Products	2.1008					0.0000	0.0000		0.0000	0.0000			0.0000			0.0000
Landscaping	1.0200e-003	1.0000e-004	0.0109	0.0000		4.0000e-005	4.0000e-005		4.0000e-005	4.0000e-005		0.0232	0.0232	6.0000e-005		0.0248
Total	**2.3713**	**1.0000e-004**	**0.0109**	**0.0000**		**4.0000e-005**	**4.0000e-005**		**4.0000e-005**	**4.0000e-005**		**0.0232**	**0.0232**	**6.0000e-005**		**0.0248**

7.0 Water Detail

7.1 Mitigation Measures Water

Saiko Normandie Apartments - Existing - Los Angeles-South Coast County, Winter

EMFAC Off-Model Adjustment Factors for Gasoline Light Duty Vehicle to Account for the SAFE Vehicle Rule Not Applied

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

Normandie Crossing Specific Plan Project - Los Angeles-South Coast County, Annual

EMFAC Off-Model Adjustment Factors for Gasoline Light Duty Vehicle to Account for the SAFE Vehicle Rule Not Applied

Normandie Crossing Specific Plan Project

Los Angeles-South Coast County, Annual

1.0 Project Characteristics

1.1 Land Usage

Land Uses	Size	Metric	Lot Acreage	Floor Surface Area	Population
Apartments Mid Rise	328.00	Dwelling Unit	2.32	241,581.00	938
Condo/Townhouse	75.00	Dwelling Unit	2.93	115,982.00	215
Enclosed Parking with Elevator	559.00	Space	1.59	138,625.00	0
Recreational Swimming Pool	1.60	1000sqft	0.04	1,600.00	0

1.2 Other Project Characteristics

Urbanization	Urban	**Wind Speed (m/s)**	2.2	**Precipitation Freq (Days)**	33
Climate Zone	8			**Operational Year**	2027
Utility Company	Southern California Edison				
CO2 Intensity (lb/MWhr)	339.11	**CH4 Intensity (lb/MWhr)**	0.033	**N2O Intensity (lb/MWhr)**	0.004

1.3 User Entered Comments & Non-Default Data

Project Characteristics - SCE RPS in 2027

Land Use - Project-specific land use

Construction Phase - construction schedule based on project-specific information

Grading - soil export quantities based on project-specific data

Demolition -

Trips and VMT - construction trips based on project-specific information

Vehicle Trips - Project-specific trip rates

Woodstoves - no wood-burning fireplaces or woodstoves

EMFAC Off-Model Adjustment Factors for Gasoline Light Duty Vehicle to Account for the SAFE Vehicle Rule Not Applied

Energy Use - No natural gas use for apartments, townhomes, or swimming pools; electricity use that accounts for the natural gas replacement in the residential dwelling units is included

Construction Off-road Equipment Mitigation - watering twice daily; Tier 4 for equipment greater than 50 hp

Table Name	Column Name	Default Value	New Value
tblConstEquipMitigation	NumberOfEquipmentMitigated	0.00	1.00
tblConstEquipMitigation	NumberOfEquipmentMitigated	0.00	4.00
tblConstEquipMitigation	NumberOfEquipmentMitigated	0.00	1.00
tblConstEquipMitigation	NumberOfEquipmentMitigated	0.00	2.00
tblConstEquipMitigation	NumberOfEquipmentMitigated	0.00	6.00
tblConstEquipMitigation	NumberOfEquipmentMitigated	0.00	1.00
tblConstEquipMitigation	NumberOfEquipmentMitigated	0.00	2.00
tblConstEquipMitigation	NumberOfEquipmentMitigated	0.00	2.00
tblConstEquipMitigation	NumberOfEquipmentMitigated	0.00	6.00
tblConstEquipMitigation	NumberOfEquipmentMitigated	0.00	13.00
tblConstEquipMitigation	NumberOfEquipmentMitigated	0.00	2.00
tblConstEquipMitigation	NumberOfEquipmentMitigated	0.00	2.00
tblConstEquipMitigation	Tier	No Change	Tier 4 Final
tblConstEquipMitigation	Tier	No Change	Tier 4 Final
tblConstEquipMitigation	Tier	No Change	Tier 4 Final
tblConstEquipMitigation	Tier	No Change	Tier 4 Final
tblConstEquipMitigation	Tier	No Change	Tier 4 Final
tblConstEquipMitigation	Tier	No Change	Tier 4 Final
tblConstEquipMitigation	Tier	No Change	Tier 4 Final
tblConstEquipMitigation	Tier	No Change	Tier 4 Final
tblConstEquipMitigation	Tier	No Change	Tier 4 Final
tblConstEquipMitigation	Tier	No Change	Tier 4 Final
tblConstEquipMitigation	Tier	No Change	Tier 4 Final
tblConstEquipMitigation	Tier	No Change	Tier 4 Final
tblConstructionPhase	NumDays	20.00	236.00
tblConstructionPhase	NumDays	230.00	236.00

Normandie Crossing Specific Plan Project - Los Angeles-South Coast County, Annual

EMFAC Off-Model Adjustment Factors for Gasoline Light Duty Vehicle to Account for the SAFE Vehicle Rule Not Applied

tblConstructionPhase	NumDays	20.00	53.00
tblConstructionPhase	NumDays	20.00	52.00
tblConstructionPhase	NumDays	20.00	236.00
tblConstructionPhase	NumDays	10.00	26.00
tblConstructionPhase	NumDays	230.00	391.00
tblConstructionPhase	NumDaysWeek	5.00	6.00
tblConstructionPhase	NumDaysWeek	5.00	6.00
tblConstructionPhase	NumDaysWeek	5.00	6.00
tblConstructionPhase	NumDaysWeek	5.00	6.00
tblConstructionPhase	NumDaysWeek	5.00	6.00
tblConstructionPhase	NumDaysWeek	5.00	6.00
tblConstructionPhase	NumDaysWeek	5.00	6.00
tblConstructionPhase	PhaseEndDate	9/19/2025	9/2/2027
tblConstructionPhase	PhaseEndDate	7/25/2025	9/1/2025
tblConstructionPhase	PhaseEndDate	7/26/2024	8/30/2024
tblConstructionPhase	PhaseEndDate	9/6/2024	11/29/2024
tblConstructionPhase	PhaseEndDate	8/22/2025	9/2/2027
tblConstructionPhase	PhaseEndDate	8/9/2024	9/30/2024
tblConstructionPhase	PhaseStartDate	8/23/2025	12/2/2026
tblConstructionPhase	PhaseStartDate	9/7/2024	11/30/2024
tblConstructionPhase	PhaseStartDate	8/10/2024	10/1/2024
tblConstructionPhase	PhaseStartDate	7/26/2025	12/2/2026
tblConstructionPhase	PhaseStartDate	7/27/2024	8/31/2024
tblEnergyUse	LightingElect	741.44	1,233.99
tblEnergyUse	LightingElect	1,001.10	1,782.19
tblEnergyUse	NT24E	3,054.10	5,083.00
tblEnergyUse	NT24E	3,795.01	6,755.99
tblEnergyUse	NT24NG	5,516.00	0.00
tblEnergyUse	NT24NG	5,516.00	0.00

Normandie Crossing Specific Plan Project - Los Angeles-South Coast County, Annual

EMFAC Off-Model Adjustment Factors for Gasoline Light Duty Vehicle to Account for the SAFE Vehicle Rule Not Applied

tblEnergyUse	T24E	38.29	63.73
tblEnergyUse	T24E	36.21	64.46
tblEnergyUse	T24NG	5,633.62	0.00
tblEnergyUse	T24NG	10,989.44	0.00
tblFireplaces	FireplaceWoodMass	1,019.20	0.00
tblFireplaces	FireplaceWoodMass	1,019.20	0.00
tblFireplaces	NumberGas	278.80	0.00
tblFireplaces	NumberGas	63.75	0.00
tblFireplaces	NumberNoFireplace	32.80	328.00
tblFireplaces	NumberNoFireplace	7.50	75.00
tblFireplaces	NumberWood	16.40	0.00
tblFireplaces	NumberWood	3.75	0.00
tblGrading	AcresOfGrading	52.00	20.00
tblGrading	AcresOfGrading	39.00	15.00
tblGrading	MaterialExported	0.00	10,000.00
tblLandUse	LandUseSquareFeet	328,000.00	241,581.00
tblLandUse	LandUseSquareFeet	75,000.00	115,982.00
tblLandUse	LandUseSquareFeet	223,600.00	138,625.00
tblLandUse	LotAcreage	8.63	2.32
tblLandUse	LotAcreage	4.69	2.93
tblLandUse	LotAcreage	5.03	1.59
tblProjectCharacteristics	CO2IntensityFactor	390.98	339.11
tblTripsAndVMT	VendorTripNumber	0.00	20.00
tblTripsAndVMT	VendorTripNumber	0.00	6.00
tblTripsAndVMT	VendorTripNumber	0.00	20.00
tblTripsAndVMT	VendorTripNumber	66.00	10.00
tblTripsAndVMT	VendorTripNumber	0.00	10.00
tblTripsAndVMT	VendorTripNumber	0.00	10.00
tblTripsAndVMT	VendorTripNumber	66.00	20.00

EMFAC Off-Model Adjustment Factors for Gasoline Light Duty Vehicle to Account for the SAFE Vehicle Rule Not Applied

tblTripsAndVMT	WorkerTripNumber	15.00	30.00
tblTripsAndVMT	WorkerTripNumber	18.00	30.00
tblTripsAndVMT	WorkerTripNumber	15.00	30.00
tblTripsAndVMT	WorkerTripNumber	349.00	200.00
tblTripsAndVMT	WorkerTripNumber	15.00	150.00
tblTripsAndVMT	WorkerTripNumber	70.00	150.00
tblTripsAndVMT	WorkerTripNumber	349.00	300.00
tblVehicleTrips	ST_TR	4.91	3.89
tblVehicleTrips	ST_TR	8.14	7.12
tblVehicleTrips	ST_TR	9.10	0.00
tblVehicleTrips	SU_TR	4.09	3.24
tblVehicleTrips	SU_TR	6.28	5.49
tblVehicleTrips	SU_TR	13.60	0.00
tblVehicleTrips	WD_TR	5.44	4.31
tblVehicleTrips	WD_TR	7.32	6.40
tblVehicleTrips	WD_TR	28.82	0.00
tblWoodstoves	NumberCatalytic	16.40	0.00
tblWoodstoves	NumberCatalytic	3.75	0.00
tblWoodstoves	NumberNoncatalytic	16.40	0.00
tblWoodstoves	NumberNoncatalytic	3.75	0.00
tblWoodstoves	WoodstoveWoodMass	999.60	0.00
tblWoodstoves	WoodstoveWoodMass	999.60	0.00

2.0 Emissions Summary

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EMFAC Off-Model Adjustment Factors for Gasoline Light Duty Vehicle to Account for the SAFE Vehicle Rule Not Applied

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					
2024	0.1742	1.7147	1.5607	3.8300e-003	0.5417	0.0698	0.6115	0.2459	0.0647	0.3106	0.0000	345.8412	345.8412	0.0732	0.0124	351.3520
2025	0.3173	2.1089	3.6236	7.8500e-003	0.4131	0.0852	0.4983	0.1100	0.0801	0.1901	0.0000	698.4780	698.4780	0.0935	0.0125	704.5343
2026	0.4614	2.1266	3.8645	8.8200e-003	0.5342	0.0852	0.6194	0.1423	0.0800	0.2223	0.0000	788.9087	788.9087	0.0969	0.0165	796.2491
2027	1.2062	1.1571	2.5728	5.7200e-003	0.3584	0.0515	0.4099	0.0955	0.0478	0.1433	0.0000	515.6815	515.6815	0.0757	0.0107	520.7554
Maximum	**1.2062**	**2.1266**	**3.8645**	**8.8200e-003**	**0.5417**	**0.0852**	**0.6194**	**0.2459**	**0.0801**	**0.3106**	**0.0000**	**788.9087**	**788.9087**	**0.0969**	**0.0165**	**796.2491**

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EMFAC Off-Model Adjustment Factors for Gasoline Light Duty Vehicle to Account for the SAFE Vehicle Rule Not Applied

2.1 Overall Construction

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					
2024	0.0518	0.3393	1.7858	3.8300e-003	0.2847	6.1300e-003	0.2908	0.1217	6.0700e-003	0.1278	0.0000	345.8409	345.8409	0.0732	0.0124	351.3517
2025	0.1822	0.5601	3.8631	7.8500e-003	0.4131	0.0150	0.4281	0.1100	0.0148	0.1248	0.0000	698.4776	698.4776	0.0935	0.0125	704.5339
2026	0.3274	0.5974	4.1198	8.8200e-003	0.5342	0.0152	0.5494	0.1423	0.0149	0.1573	0.0000	788.9083	788.9083	0.0969	0.0165	796.2487
2027	1.1248	0.2769	2.8606	5.7200e-003	0.3584	6.4700e-003	0.3649	0.0955	6.3100e-003	0.1018	0.0000	515.6812	515.6812	0.0757	0.0107	520.7551
Maximum	**1.1248**	**0.5974**	**4.1198**	**8.8200e-003**	**0.5342**	**0.0152**	**0.5494**	**0.1423**	**0.0149**	**0.1573**	**0.0000**	**788.9083**	**788.9083**	**0.0969**	**0.0165**	**796.2487**

	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	**21.91**	**75.04**	**-8.67**	**0.00**	**13.91**	**85.34**	**23.65**	**20.92**	**84.56**	**40.94**	**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	**6-30-2024**	**9-29-2024**	1.0630	0.1624
2	**9-30-2024**	**12-29-2024**	0.8157	0.2216
3	**12-30-2024**	**3-29-2025**	0.5891	0.1731
4	**3-30-2025**	**6-29-2025**	0.5973	0.1730
5	**6-30-2025**	**9-29-2025**	0.6074	0.1831
6	**9-30-2025**	**12-29-2025**	0.6300	0.2104
7	**12-30-2025**	**3-29-2026**	0.6189	0.2039
8	**3-30-2026**	**6-29-2026**	0.6267	0.2024

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9	**6-30-2026**	**9-29-2026**	0.6266	0.2023
10	**9-30-2026**	**12-29-2026**	0.7051	0.3046
11	**12-30-2026**	**3-29-2027**	0.8704	0.5171
12	**3-30-2027**	**6-29-2027**	0.8840	0.5229
13	**6-30-2027**	**9-29-2027**	0.6245	0.3693
		Highest	1.0630	0.5229

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	1.5401	0.0479	4.1592	2.2000e-004		0.0231	0.0231		0.0231	0.0231	0.0000	6.8027	6.8027	6.5400e-003	0.0000	6.9661
Energy	0.0000	0.0000	0.0000	0.0000		0.0000	0.0000		0.0000	0.0000	0.0000	537.1613	537.1613	0.0523	6.3400e-003	540.3563
Mobile	0.8911	0.9674	9.0764	0.0202	2.3395	0.0143	2.3538	0.6242	0.0133	0.6375	0.0000	1,873.3969	1,873.3969	0.1294	0.0809	1,900.7314
Waste						0.0000	0.0000		0.0000	0.0000	39.4817	0.0000	39.4817	2.3333	0.0000	97.8144
Water						0.0000	0.0000		0.0000	0.0000	8.3602	81.1662	89.5264	0.8666	0.0212	117.5179
Total	**2.4312**	**1.0153**	**13.2356**	**0.0205**	**2.3395**	**0.0374**	**2.3768**	**0.6242**	**0.0364**	**0.6606**	**47.8419**	**2,498.5270**	**2,546.3690**	**3.3881**	**0.1084**	**2,663.3860**

EMFAC Off-Model Adjustment Factors for Gasoline Light Duty Vehicle to Account for the SAFE Vehicle Rule Not Applied

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	1.5401	0.0479	4.1592	2.2000e-004		0.0231	0.0231		0.0231	0.0231	0.0000	6.8027	6.8027	6.5400e-003	0.0000	6.9661
Energy	0.0000	0.0000	0.0000	0.0000		0.0000	0.0000		0.0000	0.0000	0.0000	537.1613	537.1613	0.0523	6.3400e-003	540.3563
Mobile	0.8911	0.9674	9.0764	0.0202	2.3395	0.0143	2.3538	0.6242	0.0133	0.6375	0.0000	1,873.3969	1,873.3969	0.1294	0.0809	1,900.7314
Waste						0.0000	0.0000		0.0000	0.0000	39.4817	0.0000	39.4817	2.3333	0.0000	97.8144
Water						0.0000	0.0000		0.0000	0.0000	8.3602	81.1662	89.5264	0.8666	0.0212	117.5179
Total	**2.4312**	**1.0153**	**13.2356**	**0.0205**	**2.3395**	**0.0374**	**2.3768**	**0.6242**	**0.0364**	**0.6606**	**47.8419**	**2,498.5270**	**2,546.3690**	**3.3881**	**0.1084**	**2,663.3860**

	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	Demolition	Demolition	6/30/2024	8/30/2024	6	53	
2	Site Preparation	Site Preparation	8/31/2024	9/30/2024	6	26	
3	Site Grading/Excavation	Grading	10/1/2024	11/29/2024	6	52	

EMFAC Off-Model Adjustment Factors for Gasoline Light Duty Vehicle to Account for the SAFE Vehicle Rule Not Applied

4	Twnhouse & Apartment Foundations and Garages	Building Construction	11/30/2024	9/1/2025	6	236	
5	Paving	Paving	12/2/2026	9/2/2027	6	236	
6	Architectural Coating	Architectural Coating	12/2/2026	9/2/2027	6	236	
7	Twnhouse & Apartment Framing/Rough-In	Building Construction	9/2/2025	12/1/2026	6	391	

Acres of Grading (Site Preparation Phase): 15

Acres of Grading (Grading Phase): 20

Acres of Paving: 1.59

Residential Indoor: 724,065; Residential Outdoor: 241,355; Non-Residential Indoor: 0; Non-Residential Outdoor: 0; Striped Parking Area: 8,318 (Architectural Coating – sqft)

OffRoad Equipment

Phase Name	Offroad Equipment Type	Amount	Usage Hours	Horse Power	Load Factor
Architectural Coating	Air Compressors	1	6.00	78	0.48
Demolition	Concrete/Industrial Saws	1	8.00	81	0.73
Twnhouse & Apartment Foundations and Garages	Cranes	1	7.00	231	0.29
Demolition	Excavators	3	8.00	158	0.38
Site Grading/Excavation	Excavators	1	8.00	158	0.38
Twnhouse & Apartment Foundations and Garages	Forklifts	3	8.00	89	0.20
Twnhouse & Apartment Foundations and Garages	Generator Sets	1	8.00	84	0.74
Site Grading/Excavation	Graders	1	8.00	187	0.41
Paving	Pavers	2	8.00	130	0.42
Paving	Paving Equipment	2	8.00	132	0.36
Paving	Rollers	2	8.00	80	0.38
Demolition	Rubber Tired Dozers	2	8.00	247	0.40
Site Grading/Excavation	Rubber Tired Dozers	1	8.00	247	0.40
Site Preparation	Rubber Tired Dozers	3	8.00	247	0.40

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Twnhouse & Apartment Foundations and Garages	Tractors/Loaders/Backhoes	3	7.00	97	0.37
Site Grading/Excavation	Tractors/Loaders/Backhoes	3	8.00	97	0.37
Site Preparation	Tractors/Loaders/Backhoes	4	8.00	97	0.37
Twnhouse & Apartment Foundations and Garages	Welders	1	8.00	46	0.45
Twnhouse & Apartment Framing/Rough-In	Cranes	1	7.00	231	0.29
Twnhouse & Apartment Framing/Rough-In	Forklifts	3	8.00	89	0.20
Twnhouse & Apartment Framing/Rough-In	Generator Sets	1	8.00	84	0.74
Twnhouse & Apartment Framing/Rough-In	Tractors/Loaders/Backhoes	3	7.00	97	0.37
Twnhouse & Apartment Framing/Rough-In	Welders	1	8.00	46	0.45

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
Demolition	6	30.00	20.00	525.00	14.70	6.90	20.00	LD_Mix	HDT_Mix	HHDT
Site Preparation	7	30.00	6.00	0.00	14.70	6.90	20.00	LD_Mix	HDT_Mix	HHDT
Site Grading/Excavation	6	30.00	20.00	1,250.00	14.70	6.90	20.00	LD_Mix	HDT_Mix	HHDT
Twnhouse & Apartment Foundation	9	200.00	10.00	0.00	14.70	6.90	20.00	LD_Mix	HDT_Mix	HHDT
Paving	6	150.00	10.00	0.00	14.70	6.90	20.00	LD_Mix	HDT_Mix	HHDT
Architectural Coating	1	150.00	10.00	0.00	14.70	6.90	20.00	LD_Mix	HDT_Mix	HHDT
Twnhouse & Apartment Framing/R	9	300.00	20.00	0.00	14.70	6.90	20.00	LD_Mix	HDT_Mix	HHDT

3.1 Mitigation Measures Construction

Use Cleaner Engines for Construction Equipment

Water Exposed Area

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EMFAC Off-Model Adjustment Factors for Gasoline Light Duty Vehicle to Account for the SAFE Vehicle Rule Not Applied

3.2 Demolition - 2024

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					0.0568	0.0000	0.0568	8.6000e-003	0.0000	8.6000e-003	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Off-Road	0.0595	0.5533	0.5222	1.0300e-003		0.0254	0.0254		0.0236	0.0236	0.0000	90.0895	90.0895	0.0252	0.0000	90.7197
Total	**0.0595**	**0.5533**	**0.5222**	**1.0300e-003**	**0.0568**	**0.0254**	**0.0823**	**8.6000e-003**	**0.0236**	**0.0322**	**0.0000**	**90.0895**	**90.0895**	**0.0252**	**0.0000**	**90.7197**

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	5.5000e-004	0.0362	9.3500e-003	1.5000e-004	4.5200e-003	2.2000e-004	4.7300e-003	1.2400e-003	2.1000e-004	1.4500e-003	0.0000	15.0941	15.0941	8.5000e-004	2.4000e-003	15.8299
Vendor	5.8000e-004	0.0214	7.8300e-003	1.0000e-004	3.3400e-003	1.0000e-004	3.4400e-003	9.6000e-004	1.0000e-004	1.0600e-003	0.0000	9.4920	9.4920	3.2000e-004	1.3700e-003	9.9076
Worker	2.3500e-003	1.7900e-003	0.0252	7.0000e-005	8.7100e-003	5.0000e-005	8.7600e-003	2.3100e-003	5.0000e-005	2.3600e-003	0.0000	6.7383	6.7383	1.7000e-004	1.7000e-004	6.7924
Total	**3.4800e-003**	**0.0594**	**0.0424**	**3.2000e-004**	**0.0166**	**3.7000e-004**	**0.0169**	**4.5100e-003**	**3.6000e-004**	**4.8700e-003**	**0.0000**	**31.3244**	**31.3244**	**1.3400e-003**	**3.9400e-003**	**32.5299**

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3.2 Demolition - 2024

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					0.0256	0.0000	0.0256	3.8700e-003	0.0000	3.8700e-003	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Off-Road	0.0123	0.0531	0.6169	1.0300e-003		1.6300e-003	1.6300e-003		1.6300e-003	1.6300e-003	0.0000	90.0894	90.0894	0.0252	0.0000	90.7196
Total	**0.0123**	**0.0531**	**0.6169**	**1.0300e-003**	**0.0256**	**1.6300e-003**	**0.0272**	**3.8700e-003**	**1.6300e-003**	**5.5000e-003**	**0.0000**	**90.0894**	**90.0894**	**0.0252**	**0.0000**	**90.7196**

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	5.5000e-004	0.0362	9.3500e-003	1.5000e-004	4.5200e-003	2.2000e-004	4.7300e-003	1.2400e-003	2.1000e-004	1.4500e-003	0.0000	15.0941	15.0941	8.5000e-004	2.4000e-003	15.8299
Vendor	5.8000e-004	0.0214	7.8300e-003	1.0000e-004	3.3400e-003	1.0000e-004	3.4400e-003	9.6000e-004	1.0000e-004	1.0600e-003	0.0000	9.4920	9.4920	3.2000e-004	1.3700e-003	9.9076
Worker	2.3500e-003	1.7900e-003	0.0252	7.0000e-005	8.7100e-003	5.0000e-005	8.7600e-003	2.3100e-003	5.0000e-005	2.3600e-003	0.0000	6.7383	6.7383	1.7000e-004	1.7000e-004	6.7924
Total	**3.4800e-003**	**0.0594**	**0.0424**	**3.2000e-004**	**0.0166**	**3.7000e-004**	**0.0169**	**4.5100e-003**	**3.6000e-004**	**4.8700e-003**	**0.0000**	**31.3244**	**31.3244**	**1.3400e-003**	**3.9400e-003**	**32.5299**

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3.3 Site Preparation - 2024

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					0.2428	0.0000	0.2428	0.1300	0.0000	0.1300	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Off-Road	0.0346	0.3533	0.2384	4.9000e-004		0.0160	0.0160		0.0147	0.0147	0.0000	43.4942	43.4942	0.0141	0.0000	43.8459
Total	**0.0346**	**0.3533**	**0.2384**	**4.9000e-004**	**0.2428**	**0.0160**	**0.2588**	**0.1300**	**0.0147**	**0.1447**	**0.0000**	**43.4942**	**43.4942**	**0.0141**	**0.0000**	**43.8459**

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	9.0000e-005	3.1500e-003	1.1500e-003	1.0000e-005	4.9000e-004	2.0000e-005	5.1000e-004	1.4000e-004	1.0000e-005	1.6000e-004	0.0000	1.3969	1.3969	5.0000e-005	2.0000e-004	1.4581
Worker	1.1500e-003	8.8000e-004	0.0124	4.0000e-005	4.2700e-003	3.0000e-005	4.3000e-003	1.1400e-003	2.0000e-005	1.1600e-003	0.0000	3.3056	3.3056	8.0000e-005	8.0000e-005	3.3321
Total	**1.2400e-003**	**4.0300e-003**	**0.0135**	**5.0000e-005**	**4.7600e-003**	**5.0000e-005**	**4.8100e-003**	**1.2800e-003**	**3.0000e-005**	**1.3200e-003**	**0.0000**	**4.7025**	**4.7025**	**1.3000e-004**	**2.8000e-004**	**4.7902**

Normandie Crossing Specific Plan Project - Los Angeles-South Coast County, Annual

EMFAC Off-Model Adjustment Factors for Gasoline Light Duty Vehicle to Account for the SAFE Vehicle Rule Not Applied

3.3 Site Preparation - 2024

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					0.1093	0.0000	0.1093	0.0585	0.0000	0.0585	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Off-Road	6.0500e-003	0.0262	0.2713	4.9000e-004		8.1000e-004	8.1000e-004		8.1000e-004	8.1000e-004	0.0000	43.4941	43.4941	0.0141	0.0000	43.8458
Total	**6.0500e-003**	**0.0262**	**0.2713**	**4.9000e-004**	**0.1093**	**8.1000e-004**	**0.1101**	**0.0585**	**8.1000e-004**	**0.0593**	**0.0000**	**43.4941**	**43.4941**	**0.0141**	**0.0000**	**43.8458**

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	9.0000e-005	3.1500e-003	1.1500e-003	1.0000e-005	4.9000e-004	2.0000e-005	5.1000e-004	1.4000e-004	1.0000e-005	1.6000e-004	0.0000	1.3969	1.3969	5.0000e-005	2.0000e-004	1.4581
Worker	1.1500e-003	8.8000e-004	0.0124	4.0000e-005	4.2700e-003	3.0000e-005	4.3000e-003	1.1400e-003	2.0000e-005	1.1600e-003	0.0000	3.3056	3.3056	8.0000e-005	8.0000e-005	3.3321
Total	**1.2400e-003**	**4.0300e-003**	**0.0135**	**5.0000e-005**	**4.7600e-003**	**5.0000e-005**	**4.8100e-003**	**1.2800e-003**	**3.0000e-005**	**1.3200e-003**	**0.0000**	**4.7025**	**4.7025**	**1.3000e-004**	**2.8000e-004**	**4.7902**

Normandie Crossing Specific Plan Project - Los Angeles-South Coast County, Annual

EMFAC Off-Model Adjustment Factors for Gasoline Light Duty Vehicle to Account for the SAFE Vehicle Rule Not Applied

3.4 Site Grading/Excavation - 2024

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					0.1677	0.0000	0.1677	0.0873	0.0000	0.0873	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Off-Road	0.0432	0.4428	0.3837	7.7000e-004		0.0188	0.0188		0.0173	0.0173	0.0000	67.7662	67.7662	0.0219	0.0000	68.3141
Total	**0.0432**	**0.4428**	**0.3837**	**7.7000e-004**	**0.1677**	**0.0188**	**0.1866**	**0.0873**	**0.0173**	**0.1046**	**0.0000**	**67.7662**	**67.7662**	**0.0219**	**0.0000**	**68.3141**

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	1.3100e-003	0.0862	0.0223	3.6000e-004	0.0108	5.2000e-004	0.0113	2.9500e-003	5.0000e-004	3.4500e-003	0.0000	35.9383	35.9383	2.0200e-003	5.7100e-003	37.6903
Vendor	5.7000e-004	0.0210	7.6800e-003	1.0000e-004	3.2800e-003	1.0000e-004	3.3800e-003	9.5000e-004	1.0000e-004	1.0400e-003	0.0000	9.3129	9.3129	3.2000e-004	1.3400e-003	9.7206
Worker	2.3100e-003	1.7500e-003	0.0247	7.0000e-005	8.5500e-003	5.0000e-005	8.6000e-003	2.2700e-003	5.0000e-005	2.3200e-003	0.0000	6.6111	6.6111	1.6000e-004	1.6000e-004	6.6643
Total	**4.1900e-003**	**0.1089**	**0.0547**	**5.3000e-004**	**0.0226**	**6.7000e-004**	**0.0233**	**6.1700e-003**	**6.5000e-004**	**6.8100e-003**	**0.0000**	**51.8624**	**51.8624**	**2.5000e-003**	**7.2100e-003**	**54.0752**

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EMFAC Off-Model Adjustment Factors for Gasoline Light Duty Vehicle to Account for the SAFE Vehicle Rule Not Applied

3.4 Site Grading/Excavation - 2024

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					0.0755	0.0000	0.0755	0.0393	0.0000	0.0393	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Off-Road	9.4400e-003	0.0409	0.4616	7.7000e-004		1.2600e-003	1.2600e-003		1.2600e-003	1.2600e-003	0.0000	67.7661	67.7661	0.0219	0.0000	68.3140
Total	**9.4400e-003**	**0.0409**	**0.4616**	**7.7000e-004**	**0.0755**	**1.2600e-003**	**0.0768**	**0.0393**	**1.2600e-003**	**0.0405**	**0.0000**	**67.7661**	**67.7661**	**0.0219**	**0.0000**	**68.3140**

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	1.3100e-003	0.0862	0.0223	3.6000e-004	0.0108	5.2000e-004	0.0113	2.9500e-003	5.0000e-004	3.4500e-003	0.0000	35.9383	35.9383	2.0200e-003	5.7100e-003	37.6903
Vendor	5.7000e-004	0.0210	7.6800e-003	1.0000e-004	3.2800e-003	1.0000e-004	3.3800e-003	9.5000e-004	1.0000e-004	1.0400e-003	0.0000	9.3129	9.3129	3.2000e-004	1.3400e-003	9.7206
Worker	2.3100e-003	1.7500e-003	0.0247	7.0000e-005	8.5500e-003	5.0000e-005	8.6000e-003	2.2700e-003	5.0000e-005	2.3200e-003	0.0000	6.6111	6.6111	1.6000e-004	1.6000e-004	6.6643
Total	**4.1900e-003**	**0.1089**	**0.0547**	**5.3000e-004**	**0.0226**	**6.7000e-004**	**0.0233**	**6.1700e-003**	**6.5000e-004**	**6.8100e-003**	**0.0000**	**51.8624**	**51.8624**	**2.5000e-003**	**7.2100e-003**	**54.0752**

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EMFAC Off-Model Adjustment Factors for Gasoline Light Duty Vehicle to Account for the SAFE Vehicle Rule Not Applied

3.5 Twnhouse & Apartment Foundations and Garages - 2024

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	0.0199	0.1815	0.2183	3.6000e-004		8.2800e-003	8.2800e-003		7.7900e-003	7.7900e-003	0.0000	31.2996	31.2996	7.4000e-003	0.0000	31.4847
Total	**0.0199**	**0.1815**	**0.2183**	**3.6000e-004**		**8.2800e-003**	**8.2800e-003**		**7.7900e-003**	**7.7900e-003**	**0.0000**	**31.2996**	**31.2996**	**7.4000e-003**	**0.0000**	**31.4847**

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	1.5000e-004	5.4500e-003	1.9900e-003	2.0000e-005	8.5000e-004	3.0000e-005	8.8000e-004	2.5000e-004	3.0000e-005	2.7000e-004	0.0000	2.4178	2.4178	8.0000e-005	3.5000e-004	2.5236
Worker	7.9900e-003	6.0700e-003	0.0855	2.5000e-004	0.0296	1.7000e-004	0.0298	7.8600e-003	1.6000e-004	8.0200e-003	0.0000	22.8847	22.8847	5.7000e-004	5.7000e-004	23.0687
Total	**8.1400e-003**	**0.0115**	**0.0875**	**2.7000e-004**	**0.0304**	**2.0000e-004**	**0.0306**	**8.1100e-003**	**1.9000e-004**	**8.2900e-003**	**0.0000**	**25.3025**	**25.3025**	**6.5000e-004**	**9.2000e-004**	**25.5923**

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EMFAC Off-Model Adjustment Factors for Gasoline Light Duty Vehicle to Account for the SAFE Vehicle Rule Not Applied

3.5 Twnhouse & Apartment Foundations and Garages - 2024

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	7.0200e-003	0.0353	0.2380	3.6000e-004		1.1500e-003	1.1500e-003		1.1500e-003	1.1500e-003	0.0000	31.2996	31.2996	7.4000e-003	0.0000	31.4846
Total	**7.0200e-003**	**0.0353**	**0.2380**	**3.6000e-004**		**1.1500e-003**	**1.1500e-003**		**1.1500e-003**	**1.1500e-003**	**0.0000**	**31.2996**	**31.2996**	**7.4000e-003**	**0.0000**	**31.4846**

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	1.5000e-004	5.4500e-003	1.9900e-003	2.0000e-005	8.5000e-004	3.0000e-005	8.8000e-004	2.5000e-004	3.0000e-005	2.7000e-004	0.0000	2.4178	2.4178	8.0000e-005	3.5000e-004	2.5236
Worker	7.9900e-003	6.0700e-003	0.0855	2.5000e-004	0.0296	1.7000e-004	0.0298	7.8600e-003	1.6000e-004	8.0200e-003	0.0000	22.8847	22.8847	5.7000e-004	5.7000e-004	23.0687
Total	**8.1400e-003**	**0.0115**	**0.0875**	**2.7000e-004**	**0.0304**	**2.0000e-004**	**0.0306**	**8.1100e-003**	**1.9000e-004**	**8.2900e-003**	**0.0000**	**25.3025**	**25.3025**	**6.5000e-004**	**9.2000e-004**	**25.5923**

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EMFAC Off-Model Adjustment Factors for Gasoline Light Duty Vehicle to Account for the SAFE Vehicle Rule Not Applied

3.5 Twnhouse & Apartment Foundations and Garages - 2025

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	0.1429	1.3031	1.6809	2.8200e-003		0.0551	0.0551		0.0519	0.0519	0.0000	242.3558	242.3558	0.0570	0.0000	243.7801
Total	**0.1429**	**1.3031**	**1.6809**	**2.8200e-003**		**0.0551**	**0.0551**		**0.0519**	**0.0519**	**0.0000**	**242.3558**	**242.3558**	**0.0570**	**0.0000**	**243.7801**

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	1.1100e-003	0.0420	0.0152	1.9000e-004	6.5900e-003	2.0000e-004	6.7900e-003	1.9000e-003	2.0000e-004	2.1000e-003	0.0000	18.3786	18.3786	6.4000e-004	2.6500e-003	19.1842
Worker	0.0579	0.0422	0.6162	1.8700e-003	0.2290	1.2800e-003	0.2303	0.0608	1.1800e-003	0.0620	0.0000	171.1250	171.1250	3.9600e-003	4.1200e-003	172.4513
Total	**0.0590**	**0.0842**	**0.6313**	**2.0600e-003**	**0.2356**	**1.4800e-003**	**0.2371**	**0.0627**	**1.3800e-003**	**0.0641**	**0.0000**	**189.5037**	**189.5037**	**4.6000e-003**	**6.7700e-003**	**191.6354**

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EMFAC Off-Model Adjustment Factors for Gasoline Light Duty Vehicle to Account for the SAFE Vehicle Rule Not Applied

3.5 Twnhouse & Apartment Foundations and Garages - 2025

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	0.0527	0.2689	1.8408	2.8200e-003		8.2300e-003	8.2300e-003		8.2300e-003	8.2300e-003	0.0000	242.3555	242.3555	0.0570	0.0000	243.7798
Total	**0.0527**	**0.2689**	**1.8408**	**2.8200e-003**		**8.2300e-003**	**8.2300e-003**		**8.2300e-003**	**8.2300e-003**	**0.0000**	**242.3555**	**242.3555**	**0.0570**	**0.0000**	**243.7798**

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	1.1100e-003	0.0420	0.0152	1.9000e-004	6.5900e-003	2.0000e-004	6.7900e-003	1.9000e-003	2.0000e-004	2.1000e-003	0.0000	18.3786	18.3786	6.4000e-004	2.6500e-003	19.1842
Worker	0.0579	0.0422	0.6162	1.8700e-003	0.2290	1.2800e-003	0.2303	0.0608	1.1800e-003	0.0620	0.0000	171.1250	171.1250	3.9600e-003	4.1200e-003	172.4513
Total	**0.0590**	**0.0842**	**0.6313**	**2.0600e-003**	**0.2356**	**1.4800e-003**	**0.2371**	**0.0627**	**1.3800e-003**	**0.0641**	**0.0000**	**189.5037**	**189.5037**	**4.6000e-003**	**6.7700e-003**	**191.6354**

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EMFAC Off-Model Adjustment Factors for Gasoline Light Duty Vehicle to Account for the SAFE Vehicle Rule Not Applied

3.6 Paving - 2026

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	0.0119	0.1116	0.1895	3.0000e-004		5.4400e-003	5.4400e-003		5.0100e-003	5.0100e-003	0.0000	26.0250	26.0250	8.4200e-003	0.0000	26.2355
Paving	0.0000					0.0000	0.0000		0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Total	**0.0119**	**0.1116**	**0.1895**	**3.0000e-004**		**5.4400e-003**	**5.4400e-003**		**5.0100e-003**	**5.0100e-003**	**0.0000**	**26.0250**	**26.0250**	**8.4200e-003**	**0.0000**	**26.2355**

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	1.3000e-004	5.1900e-003	1.8600e-003	2.0000e-005	8.2000e-004	3.0000e-005	8.4000e-004	2.4000e-004	2.0000e-005	2.6000e-004	0.0000	2.2439	2.2439	8.0000e-005	3.2000e-004	2.3424
Worker	5.0900e-003	3.5700e-003	0.0539	1.7000e-004	0.0214	1.1000e-004	0.0215	5.6800e-003	1.0000e-004	5.7800e-003	0.0000	15.4809	15.4809	3.4000e-004	3.6000e-004	15.5972
Total	**5.2200e-003**	**8.7600e-003**	**0.0558**	**1.9000e-004**	**0.0222**	**1.4000e-004**	**0.0223**	**5.9200e-003**	**1.2000e-004**	**6.0400e-003**	**0.0000**	**17.7249**	**17.7249**	**4.2000e-004**	**6.8000e-004**	**17.9396**

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EMFAC Off-Model Adjustment Factors for Gasoline Light Duty Vehicle to Account for the SAFE Vehicle Rule Not Applied

3.6 Paving - 2026

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	3.6500e-003	0.0158	0.2248	3.0000e-004		4.9000e-004	4.9000e-004		4.9000e-004	4.9000e-004	0.0000	26.0250	26.0250	8.4200e-003	0.0000	26.2354
Paving	0.0000					0.0000	0.0000		0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Total	**3.6500e-003**	**0.0158**	**0.2248**	**3.0000e-004**		**4.9000e-004**	**4.9000e-004**		**4.9000e-004**	**4.9000e-004**	**0.0000**	**26.0250**	**26.0250**	**8.4200e-003**	**0.0000**	**26.2354**

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	1.3000e-004	5.1900e-003	1.8600e-003	2.0000e-005	8.2000e-004	3.0000e-005	8.4000e-004	2.4000e-004	2.0000e-005	2.6000e-004	0.0000	2.2439	2.2439	8.0000e-005	3.2000e-004	2.3424
Worker	5.0900e-003	3.5700e-003	0.0539	1.7000e-004	0.0214	1.1000e-004	0.0215	5.6800e-003	1.0000e-004	5.7800e-003	0.0000	15.4809	15.4809	3.4000e-004	3.6000e-004	15.5972
Total	**5.2200e-003**	**8.7600e-003**	**0.0558**	**1.9000e-004**	**0.0222**	**1.4000e-004**	**0.0223**	**5.9200e-003**	**1.2000e-004**	**6.0400e-003**	**0.0000**	**17.7249**	**17.7249**	**4.2000e-004**	**6.8000e-004**	**17.9396**

Normandie Crossing Specific Plan Project - Los Angeles-South Coast County, Annual

EMFAC Off-Model Adjustment Factors for Gasoline Light Duty Vehicle to Account for the SAFE Vehicle Rule Not Applied

3.6 Paving - 2027

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	0.0961	0.9011	1.5307	2.3900e-003		0.0439	0.0439		0.0404	0.0404	0.0000	210.2022	210.2022	0.0680	0.0000	211.9018
Paving	0.0000					0.0000	0.0000		0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Total	**0.0961**	**0.9011**	**1.5307**	**2.3900e-003**		**0.0439**	**0.0439**		**0.0404**	**0.0404**	**0.0000**	**210.2022**	**210.2022**	**0.0680**	**0.0000**	**211.9018**

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	1.0600e-003	0.0416	0.0148	1.8000e-004	6.6200e-003	2.0000e-004	6.8200e-003	1.9100e-003	1.9000e-004	2.1000e-003	0.0000	17.7676	17.7676	6.5000e-004	2.5600e-003	18.5480
Worker	0.0388	0.0263	0.4112	1.3300e-003	0.1726	8.6000e-004	0.1735	0.0458	7.9000e-004	0.0466	0.0000	121.5675	121.5675	2.4800e-003	2.7700e-003	122.4560
Total	**0.0398**	**0.0679**	**0.4261**	**1.5100e-003**	**0.1792**	**1.0600e-003**	**0.1803**	**0.0478**	**9.8000e-004**	**0.0487**	**0.0000**	**139.3351**	**139.3351**	**3.1300e-003**	**5.3300e-003**	**141.0040**

Normandie Crossing Specific Plan Project - Los Angeles-South Coast County, Annual

EMFAC Off-Model Adjustment Factors for Gasoline Light Duty Vehicle to Account for the SAFE Vehicle Rule Not Applied

3.6 Paving - 2027

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	0.0295	0.1276	1.8160	2.3900e-003		3.9300e-003	3.9300e-003		3.9300e-003	3.9300e-003	0.0000	210.2019	210.2019	0.0680	0.0000	211.9015
Paving	0.0000					0.0000	0.0000		0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Total	**0.0295**	**0.1276**	**1.8160**	**2.3900e-003**		**3.9300e-003**	**3.9300e-003**		**3.9300e-003**	**3.9300e-003**	**0.0000**	**210.2019**	**210.2019**	**0.0680**	**0.0000**	**211.9015**

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	1.0600e-003	0.0416	0.0148	1.8000e-004	6.6200e-003	2.0000e-004	6.8200e-003	1.9100e-003	1.9000e-004	2.1000e-003	0.0000	17.7676	17.7676	6.5000e-004	2.5600e-003	18.5480
Worker	0.0388	0.0263	0.4112	1.3300e-003	0.1726	8.6000e-004	0.1735	0.0458	7.9000e-004	0.0466	0.0000	121.5675	121.5675	2.4800e-003	2.7700e-003	122.4560
Total	**0.0398**	**0.0679**	**0.4261**	**1.5100e-003**	**0.1792**	**1.0600e-003**	**0.1803**	**0.0478**	**9.8000e-004**	**0.0487**	**0.0000**	**139.3351**	**139.3351**	**3.1300e-003**	**5.3300e-003**	**141.0040**

Normandie Crossing Specific Plan Project - Los Angeles-South Coast County, Annual

EMFAC Off-Model Adjustment Factors for Gasoline Light Duty Vehicle to Account for the SAFE Vehicle Rule Not Applied

3.7 Architectural Coating - 2026

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	0.1254					0.0000	0.0000		0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Off-Road	2.2200e-003	0.0149	0.0235	4.0000e-005		6.7000e-004	6.7000e-004		6.7000e-004	6.7000e-004	0.0000	3.3192	3.3192	1.8000e-004	0.0000	3.3238
Total	**0.1276**	**0.0149**	**0.0235**	**4.0000e-005**		**6.7000e-004**	**6.7000e-004**		**6.7000e-004**	**6.7000e-004**	**0.0000**	**3.3192**	**3.3192**	**1.8000e-004**	**0.0000**	**3.3238**

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	1.3000e-004	5.1900e-003	1.8600e-003	2.0000e-005	8.2000e-004	3.0000e-005	8.4000e-004	2.4000e-004	2.0000e-005	2.6000e-004	0.0000	2.2439	2.2439	8.0000e-005	3.2000e-004	2.3424
Worker	5.0900e-003	3.5700e-003	0.0539	1.7000e-004	0.0214	1.1000e-004	0.0215	5.6800e-003	1.0000e-004	5.7800e-003	0.0000	15.4809	15.4809	3.4000e-004	3.6000e-004	15.5972
Total	**5.2200e-003**	**8.7600e-003**	**0.0558**	**1.9000e-004**	**0.0222**	**1.4000e-004**	**0.0223**	**5.9200e-003**	**1.2000e-004**	**6.0400e-003**	**0.0000**	**17.7249**	**17.7249**	**4.2000e-004**	**6.8000e-004**	**17.9396**

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EMFAC Off-Model Adjustment Factors for Gasoline Light Duty Vehicle to Account for the SAFE Vehicle Rule Not Applied

3.7 Architectural Coating - 2026

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	0.1254					0.0000	0.0000		0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Off-Road	3.9000e-004	1.6700e-003	0.0238	4.0000e-005		5.0000e-005	5.0000e-005		5.0000e-005	5.0000e-005	0.0000	3.3192	3.3192	1.8000e-004	0.0000	3.3238
Total	**0.1258**	**1.6700e-003**	**0.0238**	**4.0000e-005**		**5.0000e-005**	**5.0000e-005**		**5.0000e-005**	**5.0000e-005**	**0.0000**	**3.3192**	**3.3192**	**1.8000e-004**	**0.0000**	**3.3238**

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	1.3000e-004	5.1900e-003	1.8600e-003	2.0000e-005	8.2000e-004	3.0000e-005	8.4000e-004	2.4000e-004	2.0000e-005	2.6000e-004	0.0000	2.2439	2.2439	8.0000e-005	3.2000e-004	2.3424
Worker	5.0900e-003	3.5700e-003	0.0539	1.7000e-004	0.0214	1.1000e-004	0.0215	5.6800e-003	1.0000e-004	5.7800e-003	0.0000	15.4809	15.4809	3.4000e-004	3.6000e-004	15.5972
Total	**5.2200e-003**	**8.7600e-003**	**0.0558**	**1.9000e-004**	**0.0222**	**1.4000e-004**	**0.0223**	**5.9200e-003**	**1.2000e-004**	**6.0400e-003**	**0.0000**	**17.7249**	**17.7249**	**4.2000e-004**	**6.8000e-004**	**17.9396**

Normandie Crossing Specific Plan Project - Los Angeles-South Coast County, Annual

EMFAC Off-Model Adjustment Factors for Gasoline Light Duty Vehicle to Account for the SAFE Vehicle Rule Not Applied

3.7 Architectural Coating - 2027

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	1.0126					0.0000	0.0000		0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Off-Road	0.0179	0.1203	0.1900	3.1000e-004		5.4100e-003	5.4100e-003		5.4100e-003	5.4100e-003	0.0000	26.8092	26.8092	1.4600e-003	0.0000	26.8457
Total	**1.0305**	**0.1203**	**0.1900**	**3.1000e-004**		**5.4100e-003**	**5.4100e-003**		**5.4100e-003**	**5.4100e-003**	**0.0000**	**26.8092**	**26.8092**	**1.4600e-003**	**0.0000**	**26.8457**

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	1.0600e-003	0.0416	0.0148	1.8000e-004	6.6200e-003	2.0000e-004	6.8200e-003	1.9100e-003	1.9000e-004	2.1000e-003	0.0000	17.7676	17.7676	6.5000e-004	2.5600e-003	18.5480
Worker	0.0388	0.0263	0.4112	1.3300e-003	0.1726	8.6000e-004	0.1735	0.0458	7.9000e-004	0.0466	0.0000	121.5675	121.5675	2.4800e-003	2.7700e-003	122.4560
Total	**0.0398**	**0.0679**	**0.4261**	**1.5100e-003**	**0.1792**	**1.0600e-003**	**0.1803**	**0.0478**	**9.8000e-004**	**0.0487**	**0.0000**	**139.3351**	**139.3351**	**3.1300e-003**	**5.3300e-003**	**141.0040**

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EMFAC Off-Model Adjustment Factors for Gasoline Light Duty Vehicle to Account for the SAFE Vehicle Rule Not Applied

3.7 Architectural Coating - 2027

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	1.0126					0.0000	0.0000		0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Off-Road	3.1200e-003	0.0135	0.1924	3.1000e-004		4.2000e-004	4.2000e-004		4.2000e-004	4.2000e-004	0.0000	26.8091	26.8091	1.4600e-003	0.0000	26.8457
Total	**1.0157**	**0.0135**	**0.1924**	**3.1000e-004**		**4.2000e-004**	**4.2000e-004**		**4.2000e-004**	**4.2000e-004**	**0.0000**	**26.8091**	**26.8091**	**1.4600e-003**	**0.0000**	**26.8457**

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	1.0600e-003	0.0416	0.0148	1.8000e-004	6.6200e-003	2.0000e-004	6.8200e-003	1.9100e-003	1.9000e-004	2.1000e-003	0.0000	17.7676	17.7676	6.5000e-004	2.5600e-003	18.5480
Worker	0.0388	0.0263	0.4112	1.3300e-003	0.1726	8.6000e-004	0.1735	0.0458	7.9000e-004	0.0466	0.0000	121.5675	121.5675	2.4800e-003	2.7700e-003	122.4560
Total	**0.0398**	**0.0679**	**0.4261**	**1.5100e-003**	**0.1792**	**1.0600e-003**	**0.1803**	**0.0478**	**9.8000e-004**	**0.0487**	**0.0000**	**139.3351**	**139.3351**	**3.1300e-003**	**5.3300e-003**	**141.0040**

Normandie Crossing Specific Plan Project - Los Angeles-South Coast County, Annual

EMFAC Off-Model Adjustment Factors for Gasoline Light Duty Vehicle to Account for the SAFE Vehicle Rule Not Applied

3.8 Twnhouse & Apartment Framing/Rough-In - 2025

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	0.0711	0.6484	0.8364	1.4000e-003		0.0274	0.0274		0.0258	0.0258	0.0000	120.5981	120.5981	0.0284	0.0000	121.3068
Total	**0.0711**	**0.6484**	**0.8364**	**1.4000e-003**		**0.0274**	**0.0274**		**0.0258**	**0.0258**	**0.0000**	**120.5981**	**120.5981**	**0.0284**	**0.0000**	**121.3068**

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	1.1100e-003	0.0418	0.0151	1.9000e-004	6.5500e-003	2.0000e-004	6.7600e-003	1.8900e-003	1.9000e-004	2.0900e-003	0.0000	18.2907	18.2907	6.4000e-004	2.6400e-003	19.0924
Worker	0.0432	0.0315	0.4599	1.3900e-003	0.1709	9.6000e-004	0.1719	0.0454	8.8000e-004	0.0463	0.0000	127.7297	127.7297	2.9600e-003	3.0700e-003	128.7196
Total	**0.0443**	**0.0733**	**0.4750**	**1.5800e-003**	**0.1775**	**1.1600e-003**	**0.1787**	**0.0473**	**1.0700e-003**	**0.0484**	**0.0000**	**146.0204**	**146.0204**	**3.6000e-003**	**5.7100e-003**	**147.8120**

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EMFAC Off-Model Adjustment Factors for Gasoline Light Duty Vehicle to Account for the SAFE Vehicle Rule Not Applied

3.8 Twnhouse & Apartment Framing/Rough-In - 2025

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	0.0262	0.1338	0.9160	1.4000e-003		4.1000e-003	4.1000e-003		4.1000e-003	4.1000e-003	0.0000	120.5980	120.5980	0.0284	0.0000	121.3067
Total	**0.0262**	**0.1338**	**0.9160**	**1.4000e-003**		**4.1000e-003**	**4.1000e-003**		**4.1000e-003**	**4.1000e-003**	**0.0000**	**120.5980**	**120.5980**	**0.0284**	**0.0000**	**121.3067**

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	1.1100e-003	0.0418	0.0151	1.9000e-004	6.5500e-003	2.0000e-004	6.7600e-003	1.8900e-003	1.9000e-004	2.0900e-003	0.0000	18.2907	18.2907	6.4000e-004	2.6400e-003	19.0924
Worker	0.0432	0.0315	0.4599	1.3900e-003	0.1709	9.6000e-004	0.1719	0.0454	8.8000e-004	0.0463	0.0000	127.7297	127.7297	2.9600e-003	3.0700e-003	128.7196
Total	**0.0443**	**0.0733**	**0.4750**	**1.5800e-003**	**0.1775**	**1.1600e-003**	**0.1787**	**0.0473**	**1.0700e-003**	**0.0484**	**0.0000**	**146.0204**	**146.0204**	**3.6000e-003**	**5.7100e-003**	**147.8120**

Normandie Crossing Specific Plan Project - Los Angeles-South Coast County, Annual

EMFAC Off-Model Adjustment Factors for Gasoline Light Duty Vehicle to Account for the SAFE Vehicle Rule Not Applied

3.8 Twnhouse & Apartment Framing/Rough-In - 2026

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	0.1962	1.7894	2.3082	3.8700e-003		0.0757	0.0757		0.0712	0.0712	0.0000	332.8044	332.8044	0.0782	0.0000	334.7602
Total	**0.1962**	**1.7894**	**2.3082**	**3.8700e-003**		**0.0757**	**0.0757**		**0.0712**	**0.0712**	**0.0000**	**332.8044**	**332.8044**	**0.0782**	**0.0000**	**334.7602**

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	2.9700e-003	0.1145	0.0410	5.1000e-004	0.0181	5.6000e-004	0.0187	5.2200e-003	5.3000e-004	5.7600e-003	0.0000	49.5391	49.5391	1.7700e-003	7.1400e-003	51.7125
Worker	0.1123	0.0788	1.1907	3.7300e-003	0.4717	2.5000e-003	0.4742	0.1253	2.3000e-003	0.1276	0.0000	341.7713	341.7713	7.4200e-003	7.9900e-003	344.3381
Total	**0.1152**	**0.1933**	**1.2318**	**4.2400e-003**	**0.4898**	**3.0600e-003**	**0.4929**	**0.1305**	**2.8300e-003**	**0.1334**	**0.0000**	**391.3103**	**391.3103**	**9.1900e-003**	**0.0151**	**396.0506**

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EMFAC Off-Model Adjustment Factors for Gasoline Light Duty Vehicle to Account for the SAFE Vehicle Rule Not Applied

3.8 Twnhouse & Apartment Framing/Rough-In - 2026

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	0.0723	0.3692	2.5278	3.8700e-003		0.0113	0.0113		0.0113	0.0113	0.0000	332.8040	332.8040	0.0782	0.0000	334.7598
Total	**0.0723**	**0.3692**	**2.5278**	**3.8700e-003**		**0.0113**	**0.0113**		**0.0113**	**0.0113**	**0.0000**	**332.8040**	**332.8040**	**0.0782**	**0.0000**	**334.7598**

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	2.9700e-003	0.1145	0.0410	5.1000e-004	0.0181	5.6000e-004	0.0187	5.2200e-003	5.3000e-004	5.7600e-003	0.0000	49.5391	49.5391	1.7700e-003	7.1400e-003	51.7125
Worker	0.1123	0.0788	1.1907	3.7300e-003	0.4717	2.5000e-003	0.4742	0.1253	2.3000e-003	0.1276	0.0000	341.7713	341.7713	7.4200e-003	7.9900e-003	344.3381
Total	**0.1152**	**0.1933**	**1.2318**	**4.2400e-003**	**0.4898**	**3.0600e-003**	**0.4929**	**0.1305**	**2.8300e-003**	**0.1334**	**0.0000**	**391.3103**	**391.3103**	**9.1900e-003**	**0.0151**	**396.0506**

4.0 Operational Detail - Mobile

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EMFAC Off-Model Adjustment Factors for Gasoline Light Duty Vehicle to Account for the SAFE Vehicle Rule Not Applied

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	0.8911	0.9674	9.0764	0.0202	2.3395	0.0143	2.3538	0.6242	0.0133	0.6375	0.0000	1,873.3969	1,873.3969	0.1294	0.0809	1,900.7314
Unmitigated	0.8911	0.9674	9.0764	0.0202	2.3395	0.0143	2.3538	0.6242	0.0133	0.6375	0.0000	1,873.3969	1,873.3969	0.1294	0.0809	1,900.7314

4.2 Trip Summary Information

	Average Daily Trip Rate			Unmitigated	Mitigated
Land Use	Weekday	Saturday	Sunday	Annual VMT	Annual VMT
Apartments Mid Rise	1,413.68	1,275.92	1062.72	4,592,184	4,592,184
Condo/Townhouse	480.00	534.00	411.75	1,633,277	1,633,277
Enclosed Parking with Elevator	0.00	0.00	0.00		
Recreational Swimming Pool	0.00	0.00	0.00		
Total	1,893.68	1,809.92	1,474.47	6,225,460	6,225,460

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
Apartments Mid Rise	14.70	5.90	8.70	40.20	19.20	40.60	86	11	3
Condo/Townhouse	14.70	5.90	8.70	40.20	19.20	40.60	86	11	3
Enclosed Parking with Elevator	16.60	8.40	6.90	0.00	0.00	0.00	0	0	0
Recreational Swimming Pool	16.60	8.40	6.90	33.00	48.00	19.00	52	39	9

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4.4 Fleet Mix

Land Use	LDA	LDT1	LDT2	MDV	LHD1	LHD2	MHD	HHD	OBUS	UBUS	MCY	SBUS	MH
Apartments Mid Rise	0.535658	0.065965	0.190922	0.126434	0.023737	0.006642	0.011305	0.008056	0.000938	0.000585	0.025742	0.000711	0.003305
Condo/Townhouse	0.535658	0.065965	0.190922	0.126434	0.023737	0.006642	0.011305	0.008056	0.000938	0.000585	0.025742	0.000711	0.003305
Enclosed Parking with Elevator	0.535658	0.065965	0.190922	0.126434	0.023737	0.006642	0.011305	0.008056	0.000938	0.000585	0.025742	0.000711	0.003305
Recreational Swimming Pool	0.535658	0.065965	0.190922	0.126434	0.023737	0.006642	0.011305	0.008056	0.000938	0.000585	0.025742	0.000711	0.003305

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	537.1613	537.1613	0.0523	6.3400e-003	540.3563
Electricity Unmitigated						0.0000	0.0000		0.0000	0.0000	0.0000	537.1613	537.1613	0.0523	6.3400e-003	540.3563
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

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EMFAC Off-Model Adjustment Factors for Gasoline Light Duty Vehicle to Account for the SAFE Vehicle Rule Not Applied

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					
Apartments Mid Rise	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
Condo/Townhouse	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
Enclosed Parking with Elevator	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
Recreational Swimming Pool	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**

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EMFAC Off-Model Adjustment Factors for Gasoline Light Duty Vehicle to Account for the SAFE Vehicle Rule Not Applied

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	tons/yr										MT/yr					
Apartments Mid Rise	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
Condo/Townhouse	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
Enclosed Parking with Elevator	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
Recreational Swimming Pool	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**

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EMFAC Off-Model Adjustment Factors for Gasoline Light Duty Vehicle to Account for the SAFE Vehicle Rule Not Applied

5.3 Energy by Land Use - Electricity

Unmitigated

	Electricity Use	Total CO2	CH4	N2O	CO2e
Land Use	kWh/yr	MT/yr			
Apartments Mid Rise	2.09288e+006	321.9214	0.0313	3.8000e-003	323.8362
Condo/Townhouse	645198	99.2429	9.6600e-003	1.1700e-003	99.8332
Enclosed Parking with Elevator	754120	115.9970	0.0113	1.3700e-003	116.6870
Recreational Swimming Pool	0	0.0000	0.0000	0.0000	0.0000
Total		**537.1613**	**0.0523**	**6.3400e-003**	**540.3563**

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EMFAC Off-Model Adjustment Factors for Gasoline Light Duty Vehicle to Account for the SAFE Vehicle Rule Not Applied

5.3 Energy by Land Use - Electricity

Mitigated

	Electricity Use	Total CO2	CH4	N2O	CO2e
Land Use	kWh/yr	MT/yr			
Apartments Mid Rise	2.09288e+006	321.9214	0.0313	3.8000e-003	323.8362
Condo/Townhouse	645198	99.2429	9.6600e-003	1.1700e-003	99.8332
Enclosed Parking with Elevator	754120	115.9970	0.0113	1.3700e-003	116.6870
Recreational Swimming Pool	0	0.0000	0.0000	0.0000	0.0000
Total		**537.1613**	**0.0523**	**6.3400e-003**	**540.3563**

6.0 Area Detail

6.1 Mitigation Measures Area

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EMFAC Off-Model Adjustment Factors for Gasoline Light Duty Vehicle to Account for the SAFE Vehicle Rule Not Applied

	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	1.5401	0.0479	4.1592	2.2000e-004		0.0231	0.0231		0.0231	0.0231	0.0000	6.8027	6.8027	6.5400e-003	0.0000	6.9661
Unmitigated	1.5401	0.0479	4.1592	2.2000e-004		0.0231	0.0231		0.0231	0.0231	0.0000	6.8027	6.8027	6.5400e-003	0.0000	6.9661

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	0.1138					0.0000	0.0000		0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Consumer Products	1.3010					0.0000	0.0000		0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Hearth	0.0000	0.0000	0.0000	0.0000		0.0000	0.0000		0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Landscaping	0.1253	0.0479	4.1592	2.2000e-004		0.0231	0.0231		0.0231	0.0231	0.0000	6.8027	6.8027	6.5400e-003	0.0000	6.9661
Total	**1.5401**	**0.0479**	**4.1592**	**2.2000e-004**		**0.0231**	**0.0231**		**0.0231**	**0.0231**	**0.0000**	**6.8027**	**6.8027**	**6.5400e-003**	**0.0000**	**6.9661**

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EMFAC Off-Model Adjustment Factors for Gasoline Light Duty Vehicle to Account for the SAFE Vehicle Rule Not Applied

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	0.1138					0.0000	0.0000		0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Consumer Products	1.3010					0.0000	0.0000		0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Hearth	0.0000	0.0000	0.0000	0.0000		0.0000	0.0000		0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Landscaping	0.1253	0.0479	4.1592	2.2000e-004		0.0231	0.0231		0.0231	0.0231	0.0000	6.8027	6.8027	6.5400e-003	0.0000	6.9661
Total	**1.5401**	**0.0479**	**4.1592**	**2.2000e-004**		**0.0231**	**0.0231**		**0.0231**	**0.0231**	**0.0000**	**6.8027**	**6.8027**	**6.5400e-003**	**0.0000**	**6.9661**

7.0 Water Detail

7.1 Mitigation Measures Water

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EMFAC Off-Model Adjustment Factors for Gasoline Light Duty Vehicle to Account for the SAFE Vehicle Rule Not Applied

	Total CO2	CH4	N2O	CO2e
Category	MT/yr			
Mitigated	89.5264	0.8666	0.0212	117.5179
Unmitigated	89.5264	0.8666	0.0212	117.5179

7.2 Water by Land Use

Unmitigated

	Indoor/Outdoor Use	Total CO2	CH4	N2O	CO2e
Land Use	Mgal	MT/yr			
Apartments Mid Rise	21.3705 / 13.4727	72.6058	0.7028	0.0172	95.3062
Condo/Townhouse	4.88655 / 3.08065	16.6019	0.1607	3.9400e-003	21.7926
Enclosed Parking with Elevator	0 / 0	0.0000	0.0000	0.0000	0.0000
Recreational Swimming Pool	0.094629 / 0.0579984	0.3187	3.1100e-003	8.0000e-005	0.4192
Total		**89.5264**	**0.8666**	**0.0212**	**117.5179**

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EMFAC Off-Model Adjustment Factors for Gasoline Light Duty Vehicle to Account for the SAFE Vehicle Rule Not Applied

7.2 Water by Land Use

Mitigated

	Indoor/Outdoor Use	Total CO2	CH4	N2O	CO2e
Land Use	Mgal	MT/yr			
Apartments Mid Rise	21.3705 / 13.4727	72.6058	0.7028	0.0172	95.3062
Condo/Townhouse	4.88655 / 3.08065	16.6019	0.1607	3.9400e-003	21.7926
Enclosed Parking with Elevator	0 / 0	0.0000	0.0000	0.0000	0.0000
Recreational Swimming Pool	0.094629 / 0.0579984	0.3187	3.1100e-003	8.0000e-005	0.4192
Total		**89.5264**	**0.8666**	**0.0212**	**117.5179**

8.0 Waste Detail

8.1 Mitigation Measures Waste

EMFAC Off-Model Adjustment Factors for Gasoline Light Duty Vehicle to Account for the SAFE Vehicle Rule Not Applied

Category/Year

	Total CO2	CH4	N2O	CO2e
	MT/yr			
Mitigated	39.4817	2.3333	0.0000	97.8144
Unmitigated	39.4817	2.3333	0.0000	97.8144

8.2 Waste by Land Use

Unmitigated

	Waste Disposed	Total CO2	CH4	N2O	CO2e
Land Use	tons	MT/yr			
Apartments Mid Rise	150.88	30.6273	1.8100	0.0000	75.8778
Condo/Townhouse	34.5	7.0032	0.4139	0.0000	17.3501
Enclosed Parking with Elevator	0	0.0000	0.0000	0.0000	0.0000
Recreational Swimming Pool	9.12	1.8513	0.1094	0.0000	4.5865
Total		**39.4818**	**2.3333**	**0.0000**	**97.8143**

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EMFAC Off-Model Adjustment Factors for Gasoline Light Duty Vehicle to Account for the SAFE Vehicle Rule Not Applied

8.2 Waste by Land Use

Mitigated

	Waste Disposed	Total CO2	CH4	N2O	CO2e
Land Use	tons	MT/yr			
Apartments Mid Rise	150.88	30.6273	1.8100	0.0000	75.8778
Condo/Townhouse	34.5	7.0032	0.4139	0.0000	17.3501
Enclosed Parking with Elevator	0	0.0000	0.0000	0.0000	0.0000
Recreational Swimming Pool	9.12	1.8513	0.1094	0.0000	4.5865
Total		**39.4818**	**2.3333**	**0.0000**	**97.8143**

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

EMFAC Off-Model Adjustment Factors for Gasoline Light Duty Vehicle to Account for the SAFE Vehicle Rule Not Applied

Equipment Type	Number

11.0 Vegetation

EMFAC Off-Model Adjustment Factors for Gasoline Light Duty Vehicle to Account for the SAFE Vehicle Rule Not Applied

Normandie Crossing Specific Plan Project

Los Angeles-South Coast County, Summer

1.0 Project Characteristics

1.1 Land Usage

Land Uses	Size	Metric	Lot Acreage	Floor Surface Area	Population
Apartments Mid Rise	328.00	Dwelling Unit	2.32	241,581.00	938
Condo/Townhouse	75.00	Dwelling Unit	2.93	115,982.00	215
Enclosed Parking with Elevator	559.00	Space	1.59	138,625.00	0
Recreational Swimming Pool	1.60	1000sqft	0.04	1,600.00	0

1.2 Other Project Characteristics

Urbanization	Urban	**Wind Speed (m/s)**	2.2	**Precipitation Freq (Days)**	33
Climate Zone	8			**Operational Year**	2027
Utility Company	Southern California Edison				
CO2 Intensity (lb/MWhr)	339.11	**CH4 Intensity (lb/MWhr)**	0.033	**N2O Intensity (lb/MWhr)**	0.004

1.3 User Entered Comments & Non-Default Data

Project Characteristics - SCE RPS in 2027

Land Use - Project-specific land use

Construction Phase - construction schedule based on project-specific information

Grading - soil export quantities based on project-specific data

Demolition -

Trips and VMT - construction trips based on project-specific information

Vehicle Trips - Project-specific trip rates

Woodstoves - no wood-burning fireplaces or woodstoves

EMFAC Off-Model Adjustment Factors for Gasoline Light Duty Vehicle to Account for the SAFE Vehicle Rule Not Applied

Energy Use - No natural gas use for apartments, townhomes, or swimming pools; electricity use that accounts for the natural gas replacement in the residential dwelling units is included

Construction Off-road Equipment Mitigation - watering twice daily, Tier 4 for equipment greater than 50 hp

Table Name	Column Name	Default Value	New Value
tblConstEquipMitigation	NumberOfEquipmentMitigated	0.00	1.00
tblConstEquipMitigation	NumberOfEquipmentMitigated	0.00	4.00
tblConstEquipMitigation	NumberOfEquipmentMitigated	0.00	1.00
tblConstEquipMitigation	NumberOfEquipmentMitigated	0.00	2.00
tblConstEquipMitigation	NumberOfEquipmentMitigated	0.00	6.00
tblConstEquipMitigation	NumberOfEquipmentMitigated	0.00	1.00
tblConstEquipMitigation	NumberOfEquipmentMitigated	0.00	2.00
tblConstEquipMitigation	NumberOfEquipmentMitigated	0.00	2.00
tblConstEquipMitigation	NumberOfEquipmentMitigated	0.00	6.00
tblConstEquipMitigation	NumberOfEquipmentMitigated	0.00	13.00
tblConstEquipMitigation	NumberOfEquipmentMitigated	0.00	2.00
tblConstEquipMitigation	NumberOfEquipmentMitigated	0.00	2.00
tblConstEquipMitigation	Tier	No Change	Tier 4 Final
tblConstEquipMitigation	Tier	No Change	Tier 4 Final
tblConstEquipMitigation	Tier	No Change	Tier 4 Final
tblConstEquipMitigation	Tier	No Change	Tier 4 Final
tblConstEquipMitigation	Tier	No Change	Tier 4 Final
tblConstEquipMitigation	Tier	No Change	Tier 4 Final
tblConstEquipMitigation	Tier	No Change	Tier 4 Final
tblConstEquipMitigation	Tier	No Change	Tier 4 Final
tblConstEquipMitigation	Tier	No Change	Tier 4 Final
tblConstEquipMitigation	Tier	No Change	Tier 4 Final
tblConstEquipMitigation	Tier	No Change	Tier 4 Final
tblConstEquipMitigation	Tier	No Change	Tier 4 Final
tblConstructionPhase	NumDays	20.00	236.00
tblConstructionPhase	NumDays	230.00	236.00

Normandie Crossing Specific Plan Project - Los Angeles-South Coast County, Summer

EMFAC Off-Model Adjustment Factors for Gasoline Light Duty Vehicle to Account for the SAFE Vehicle Rule Not Applied

tblConstructionPhase	NumDays	20.00	53.00
tblConstructionPhase	NumDays	20.00	52.00
tblConstructionPhase	NumDays	20.00	236.00
tblConstructionPhase	NumDays	10.00	26.00
tblConstructionPhase	NumDays	230.00	391.00
tblConstructionPhase	NumDaysWeek	5.00	6.00
tblConstructionPhase	NumDaysWeek	5.00	6.00
tblConstructionPhase	NumDaysWeek	5.00	6.00
tblConstructionPhase	NumDaysWeek	5.00	6.00
tblConstructionPhase	NumDaysWeek	5.00	6.00
tblConstructionPhase	NumDaysWeek	5.00	6.00
tblConstructionPhase	NumDaysWeek	5.00	6.00
tblConstructionPhase	PhaseEndDate	9/19/2025	9/2/2027
tblConstructionPhase	PhaseEndDate	7/25/2025	9/1/2025
tblConstructionPhase	PhaseEndDate	7/26/2024	8/30/2024
tblConstructionPhase	PhaseEndDate	9/6/2024	11/29/2024
tblConstructionPhase	PhaseEndDate	8/22/2025	9/2/2027
tblConstructionPhase	PhaseEndDate	8/9/2024	9/30/2024
tblConstructionPhase	PhaseStartDate	8/23/2025	12/2/2026
tblConstructionPhase	PhaseStartDate	9/7/2024	11/30/2024
tblConstructionPhase	PhaseStartDate	8/10/2024	10/1/2024
tblConstructionPhase	PhaseStartDate	7/26/2025	12/2/2026
tblConstructionPhase	PhaseStartDate	7/27/2024	8/31/2024
tblEnergyUse	LightingElect	741.44	1,233.99
tblEnergyUse	LightingElect	1,001.10	1,782.19
tblEnergyUse	NT24E	3,054.10	5,083.00
tblEnergyUse	NT24E	3,795.01	6,755.99
tblEnergyUse	NT24NG	5,516.00	0.00
tblEnergyUse	NT24NG	5,516.00	0.00

Normandie Crossing Specific Plan Project - Los Angeles-South Coast County, Summer

EMFAC Off-Model Adjustment Factors for Gasoline Light Duty Vehicle to Account for the SAFE Vehicle Rule Not Applied

tblEnergyUse	T24E	38.29	63.73
tblEnergyUse	T24E	36.21	64.46
tblEnergyUse	T24NG	5,633.62	0.00
tblEnergyUse	T24NG	10,989.44	0.00
tblFireplaces	FireplaceWoodMass	1,019.20	0.00
tblFireplaces	FireplaceWoodMass	1,019.20	0.00
tblFireplaces	NumberGas	278.80	0.00
tblFireplaces	NumberGas	63.75	0.00
tblFireplaces	NumberNoFireplace	32.80	328.00
tblFireplaces	NumberNoFireplace	7.50	75.00
tblFireplaces	NumberWood	16.40	0.00
tblFireplaces	NumberWood	3.75	0.00
tblGrading	AcresOfGrading	52.00	20.00
tblGrading	AcresOfGrading	39.00	15.00
tblGrading	MaterialExported	0.00	10,000.00
tblLandUse	LandUseSquareFeet	328,000.00	241,581.00
tblLandUse	LandUseSquareFeet	75,000.00	115,982.00
tblLandUse	LandUseSquareFeet	223,600.00	138,625.00
tblLandUse	LotAcreage	8.63	2.32
tblLandUse	LotAcreage	4.69	2.93
tblLandUse	LotAcreage	5.03	1.59
tblProjectCharacteristics	CO2IntensityFactor	390.98	339.11
tblTripsAndVMT	VendorTripNumber	0.00	20.00
tblTripsAndVMT	VendorTripNumber	0.00	6.00
tblTripsAndVMT	VendorTripNumber	0.00	20.00
tblTripsAndVMT	VendorTripNumber	66.00	10.00
tblTripsAndVMT	VendorTripNumber	0.00	10.00
tblTripsAndVMT	VendorTripNumber	0.00	10.00
tblTripsAndVMT	VendorTripNumber	66.00	20.00

EMFAC Off-Model Adjustment Factors for Gasoline Light Duty Vehicle to Account for the SAFE Vehicle Rule Not Applied

tblTripsAndVMT	WorkerTripNumber	15.00	30.00
tblTripsAndVMT	WorkerTripNumber	18.00	30.00
tblTripsAndVMT	WorkerTripNumber	15.00	30.00
tblTripsAndVMT	WorkerTripNumber	349.00	200.00
tblTripsAndVMT	WorkerTripNumber	15.00	150.00
tblTripsAndVMT	WorkerTripNumber	70.00	150.00
tblTripsAndVMT	WorkerTripNumber	349.00	300.00
tblVehicleTrips	ST_TR	4.91	3.89
tblVehicleTrips	ST_TR	8.14	7.12
tblVehicleTrips	ST_TR	9.10	0.00
tblVehicleTrips	SU_TR	4.09	3.24
tblVehicleTrips	SU_TR	6.28	5.49
tblVehicleTrips	SU_TR	13.60	0.00
tblVehicleTrips	WD_TR	5.44	4.31
tblVehicleTrips	WD_TR	7.32	6.40
tblVehicleTrips	WD_TR	28.82	0.00
tblWoodstoves	NumberCatalytic	16.40	0.00
tblWoodstoves	NumberCatalytic	3.75	0.00
tblWoodstoves	NumberNoncatalytic	16.40	0.00
tblWoodstoves	NumberNoncatalytic	3.75	0.00
tblWoodstoves	WoodstoveWoodMass	999.60	0.00
tblWoodstoves	WoodstoveWoodMass	999.60	0.00

2.0 Emissions Summary

Normandie Crossing Specific Plan Project - Los Angeles-South Coast County, Summer

EMFAC Off-Model Adjustment Factors for Gasoline Light Duty Vehicle to Account for the SAFE Vehicle Rule Not Applied

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					
2024	2.7571	27.4665	23.0288	0.0511	19.0519	1.2325	20.2843	10.0968	1.1339	11.2306	0.0000	5,082.1017	5,082.1017	1.2037	0.3052	5,198.9257
2025	2.2252	13.7717	25.7403	0.0584	3.4814	0.5498	4.0312	0.9262	0.5169	1.4431	0.0000	5,759.8023	5,759.8023	0.6762	0.1159	5,811.2590
2026	11.5370	13.7165	25.4552	0.0575	3.4814	0.5489	4.0303	0.9262	0.5160	1.4422	0.0000	5,666.8451	5,666.8451	0.7987	0.1115	5,716.8305
2027	11.4912	10.9264	24.9564	0.0555	3.4814	0.4903	3.9717	0.9262	0.4553	1.3815	0.0000	5,515.1757	5,515.1757	0.7939	0.1075	5,567.0716
Maximum	**11.5370**	**27.4665**	**25.7403**	**0.0584**	**19.0519**	**1.2325**	**20.2843**	**10.0968**	**1.1339**	**11.2306**	**0.0000**	**5,759.8023**	**5,759.8023**	**1.2037**	**0.3052**	**5,811.2590**

Normandie Crossing Specific Plan Project - Los Angeles-South Coast County, Summer

EMFAC Off-Model Adjustment Factors for Gasoline Light Duty Vehicle to Account for the SAFE Vehicle Rule Not Applied

2.1 Overall Construction (Maximum Daily Emission)

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					
2024	1.1273	5.5475	24.9295	0.0511	8.7789	0.1002	8.8441	4.5985	0.0990	4.6635	0.0000	5,082.1017	5,082.1017	1.2037	0.3052	5,198.9257
2025	1.3616	3.8748	27.2706	0.0584	3.4814	0.1010	3.5824	0.9262	0.0994	1.0256	0.0000	5,759.8023	5,759.8023	0.6762	0.1159	5,811.2590
2026	10.7612	3.8196	28.1961	0.0575	3.4814	0.1001	3.5815	0.9262	0.0985	1.0247	0.0000	5,666.8451	5,666.8451	0.7987	0.1115	5,716.8305
2027	10.7153	2.5434	27.6974	0.0555	3.4814	0.0616	3.5430	0.9262	0.0601	0.9863	0.0000	5,515.1757	5,515.1757	0.7939	0.1075	5,567.0716
Maximum	**10.7612**	**5.5475**	**28.1961**	**0.0584**	**8.7789**	**0.1010**	**8.8441**	**4.5985**	**0.0994**	**4.6635**	**0.0000**	**5,759.8023**	**5,759.8023**	**1.2037**	**0.3052**	**5,811.2590**

	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	**14.44**	**76.04**	**-8.99**	**0.00**	**34.83**	**87.14**	**39.50**	**42.70**	**86.38**	**50.31**	**0.00**	**0.00**	**0.00**	**0.00**	**0.00**	**0.00**

Normandie Crossing Specific Plan Project - Los Angeles-South Coast County, Summer

EMFAC Off-Model Adjustment Factors for Gasoline Light Duty Vehicle to Account for the SAFE Vehicle Rule Not Applied

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	8.7550	0.3831	33.2736	1.7600e-003		0.1845	0.1845		0.1845	0.1845	0.0000	59.9893	59.9893	0.0577	0.0000	61.4305
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	5.4156	5.1977	53.8224	0.1228	14.0153	0.0841	14.0995	3.7337	0.0781	3.8119		12,525.6128	12,525.6128	0.8202	0.4997	12,695.0320
Total	**14.1705**	**5.5808**	**87.0960**	**0.1245**	**14.0153**	**0.2687**	**14.2840**	**3.7337**	**0.2627**	**3.9964**	**0.0000**	**12,585.6021**	**12,585.6021**	**0.8779**	**0.4997**	**12,756.4625**

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	8.7550	0.3831	33.2736	1.7600e-003		0.1845	0.1845		0.1845	0.1845	0.0000	59.9893	59.9893	0.0577	0.0000	61.4305
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	5.4156	5.1977	53.8224	0.1228	14.0153	0.0841	14.0995	3.7337	0.0781	3.8119		12,525.6128	12,525.6128	0.8202	0.4997	12,695.0320
Total	**14.1705**	**5.5808**	**87.0960**	**0.1245**	**14.0153**	**0.2687**	**14.2840**	**3.7337**	**0.2627**	**3.9964**	**0.0000**	**12,585.6021**	**12,585.6021**	**0.8779**	**0.4997**	**12,756.4625**

EMFAC Off-Model Adjustment Factors for Gasoline Light Duty Vehicle to Account for the SAFE Vehicle Rule Not Applied

	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	Demolition	Demolition	6/30/2024	8/30/2024	6	53	
2	Site Preparation	Site Preparation	8/31/2024	9/30/2024	6	26	
3	Site Grading/Excavation	Grading	10/1/2024	11/29/2024	6	52	
4	Twnhouse & Apartment Foundations and Garages	Building Construction	11/30/2024	9/1/2025	6	236	
5	Paving	Paving	12/2/2026	9/2/2027	6	236	
6	Architectural Coating	Architectural Coating	12/2/2026	9/2/2027	6	236	
7	Twnhouse & Apartment Framing/Rough-In	Building Construction	9/2/2025	12/1/2026	6	391	

Acres of Grading (Site Preparation Phase): 15

Acres of Grading (Grading Phase): 20

Acres of Paving: 1.59

Residential Indoor: 724,065; Residential Outdoor: 241,355; Non-Residential Indoor: 0; Non-Residential Outdoor: 0; Striped Parking Area: 8,318 (Architectural Coating – sqft)

OffRoad Equipment

Phase Name	Offroad Equipment Type	Amount	Usage Hours	Horse Power	Load Factor
Architectural Coating	Air Compressors	1	6.00	78	0.48
Demolition	Concrete/Industrial Saws	1	8.00	81	0.73
Twnhouse & Apartment Foundations and Garages	Cranes	1	7.00	231	0.29
Demolition	Excavators	3	8.00	158	0.38

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EMFAC Off-Model Adjustment Factors for Gasoline Light Duty Vehicle to Account for the SAFE Vehicle Rule Not Applied

Site Grading/Excavation	Excavators	1	8.00	158	0.38
Twnhouse & Apartment Foundations and Garages	Forklifts	3	8.00	89	0.20
Twnhouse & Apartment Foundations and Garages	Generator Sets	1	8.00	84	0.74
Site Grading/Excavation	Graders	1	8.00	187	0.41
Paving	Pavers	2	8.00	130	0.42
Paving	Paving Equipment	2	8.00	132	0.36
Paving	Rollers	2	8.00	80	0.38
Demolition	Rubber Tired Dozers	2	8.00	247	0.40
Site Grading/Excavation	Rubber Tired Dozers	1	8.00	247	0.40
Site Preparation	Rubber Tired Dozers	3	8.00	247	0.40
Twnhouse & Apartment Foundations and Garages	Tractors/Loaders/Backhoes	3	7.00	97	0.37
Site Grading/Excavation	Tractors/Loaders/Backhoes	3	8.00	97	0.37
Site Preparation	Tractors/Loaders/Backhoes	4	8.00	97	0.37
Twnhouse & Apartment Foundations and Garages	Welders	1	8.00	46	0.45
Twnhouse & Apartment Framing/Rough-In	Cranes	1	7.00	231	0.29
Twnhouse & Apartment Framing/Rough-In	Forklifts	3	8.00	89	0.20
Twnhouse & Apartment Framing/Rough-In	Generator Sets	1	8.00	84	0.74
Twnhouse & Apartment Framing/Rough-In	Tractors/Loaders/Backhoes	3	7.00	97	0.37
Twnhouse & Apartment Framing/Rough-In	Welders	1	8.00	46	0.45

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
Demolition	6	30.00	20.00	525.00	14.70	6.90	20.00	LD_Mix	HDT_Mix	HHDT
Site Preparation	7	30.00	6.00	0.00	14.70	6.90	20.00	LD_Mix	HDT_Mix	HHDT
Site Grading/Excavation	6	30.00	20.00	1,250.00	14.70	6.90	20.00	LD_Mix	HDT_Mix	HHDT

Normandie Crossing Specific Plan Project - Los Angeles-South Coast County, Summer

EMFAC Off-Model Adjustment Factors for Gasoline Light Duty Vehicle to Account for the SAFE Vehicle Rule Not Applied

Twnhouse & Apartment Foundation	9	200.00	10.00	0.00	14.70	6.90	20.00	LD_Mix	HDT_Mix	HHDT
Paving	6	150.00	10.00	0.00	14.70	6.90	20.00	LD_Mix	HDT_Mix	HHDT
Architectural Coating	1	150.00	10.00	0.00	14.70	6.90	20.00	LD_Mix	HDT_Mix	HHDT
Twnhouse & Apartment Framing/R	9	300.00	20.00	0.00	14.70	6.90	20.00	LD_Mix	HDT_Mix	HHDT

3.1 Mitigation Measures Construction

Use Cleaner Engines for Construction Equipment

Water Exposed Area

3.2 Demolition - 2024

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					2.1437	0.0000	2.1437	0.3246	0.0000	0.3246			0.0000			0.0000
Off-Road	2.2437	20.8781	19.7073	0.0388		0.9602	0.9602		0.8922	0.8922		3,747.4228	3,747.4228	1.0485		3,773.6345
Total	**2.2437**	**20.8781**	**19.7073**	**0.0388**	**2.1437**	**0.9602**	**3.1039**	**0.3246**	**0.8922**	**1.2168**		**3,747.4228**	**3,747.4228**	**1.0485**		**3,773.6345**

Normandie Crossing Specific Plan Project - Los Angeles-South Coast County, Summer

EMFAC Off-Model Adjustment Factors for Gasoline Light Duty Vehicle to Account for the SAFE Vehicle Rule Not Applied

3.2 Demolition - 2024

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	0.0213	1.2959	0.3511	5.7000e-003	0.1734	8.2200e-003	0.1816	0.0475	7.8600e-003	0.0554		627.5825	627.5825	0.0354	0.0997	658.1771
Vendor	0.0223	0.7692	0.2911	3.6600e-003	0.1281	3.8900e-003	0.1320	0.0369	3.7200e-003	0.0406		394.5492	394.5492	0.0135	0.0568	411.8080
Worker	0.0895	0.0597	1.0075	2.8800e-003	0.3353	1.9300e-003	0.3373	0.0889	1.7800e-003	0.0907		291.5190	291.5190	6.8400e-003	6.4400e-003	293.6089
Total	**0.1331**	**2.1249**	**1.6496**	**0.0122**	**0.6368**	**0.0140**	**0.6509**	**0.1734**	**0.0134**	**0.1867**		**1,313.6507**	**1,313.6507**	**0.0557**	**0.1629**	**1,363.5940**

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					0.9647	0.0000	0.9647	0.1461	0.0000	0.1461			0.0000			0.0000
Off-Road	0.4623	2.0032	23.2798	0.0388		0.0616	0.0616		0.0616	0.0616	0.0000	3,747.4228	3,747.4228	1.0485		3,773.6345
Total	**0.4623**	**2.0032**	**23.2798**	**0.0388**	**0.9647**	**0.0616**	**1.0263**	**0.1461**	**0.0616**	**0.2077**	**0.0000**	**3,747.4228**	**3,747.4228**	**1.0485**		**3,773.6345**

Normandie Crossing Specific Plan Project - Los Angeles-South Coast County, Summer

EMFAC Off-Model Adjustment Factors for Gasoline Light Duty Vehicle to Account for the SAFE Vehicle Rule Not Applied

3.2 Demolition - 2024

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	0.0213	1.2959	0.3511	5.7000e-003	0.1734	8.2200e-003	0.1816	0.0475	7.8600e-003	0.0554		627.5825	627.5825	0.0354	0.0997	658.1771
Vendor	0.0223	0.7692	0.2911	3.6600e-003	0.1281	3.8900e-003	0.1320	0.0369	3.7200e-003	0.0406		394.5492	394.5492	0.0135	0.0568	411.8080
Worker	0.0895	0.0597	1.0075	2.8800e-003	0.3353	1.9300e-003	0.3373	0.0889	1.7800e-003	0.0907		291.5190	291.5190	6.8400e-003	6.4400e-003	293.6089
Total	**0.1331**	**2.1249**	**1.6496**	**0.0122**	**0.6368**	**0.0140**	**0.6509**	**0.1734**	**0.0134**	**0.1867**		**1,313.6507**	**1,313.6507**	**0.0557**	**0.1629**	**1,363.5940**

3.3 Site Preparation - 2024

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					18.6781	0.0000	18.6781	9.9968	0.0000	9.9968			0.0000			0.0000
Off-Road	2.6609	27.1760	18.3356	0.0381		1.2294	1.2294		1.1310	1.1310		3,688.0100	3,688.0100	1.1928		3,717.8294
Total	**2.6609**	**27.1760**	**18.3356**	**0.0381**	**18.6781**	**1.2294**	**19.9074**	**9.9968**	**1.1310**	**11.1278**		**3,688.0100**	**3,688.0100**	**1.1928**		**3,717.8294**

Normandie Crossing Specific Plan Project - Los Angeles-South Coast County, Summer

EMFAC Off-Model Adjustment Factors for Gasoline Light Duty Vehicle to Account for the SAFE Vehicle Rule Not Applied

3.3 Site Preparation - 2024

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
Vendor	6.7000e-003	0.2308	0.0873	1.1000e-003	0.0384	1.1700e-003	0.0396	0.0111	1.1100e-003	0.0122		118.3648	118.3648	4.0400e-003	0.0170	123.5424
Worker	0.0895	0.0597	1.0075	2.8800e-003	0.3353	1.9300e-003	0.3373	0.0889	1.7800e-003	0.0907		291.5190	291.5190	6.8400e-003	6.4400e-003	293.6089
Total	**0.0962**	**0.2905**	**1.0948**	**3.9800e-003**	**0.3738**	**3.1000e-003**	**0.3769**	**0.1000**	**2.8900e-003**	**0.1029**		**409.8838**	**409.8838**	**0.0109**	**0.0235**	**417.1513**

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					8.4051	0.0000	8.4051	4.4985	0.0000	4.4985			0.0000			0.0000
Off-Road	0.4656	2.0175	20.8690	0.0381		0.0621	0.0621		0.0621	0.0621	0.0000	3,688.0100	3,688.0100	1.1928		3,717.8294
Total	**0.4656**	**2.0175**	**20.8690**	**0.0381**	**8.4051**	**0.0621**	**8.4672**	**4.4985**	**0.0621**	**4.5606**	**0.0000**	**3,688.0100**	**3,688.0100**	**1.1928**		**3,717.8294**

Normandie Crossing Specific Plan Project - Los Angeles-South Coast County, Summer

EMFAC Off-Model Adjustment Factors for Gasoline Light Duty Vehicle to Account for the SAFE Vehicle Rule Not Applied

3.3 Site Preparation - 2024

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
Vendor	6.7000e-003	0.2308	0.0873	1.1000e-003	0.0384	1.1700e-003	0.0396	0.0111	1.1100e-003	0.0122		118.3648	118.3648	4.0400e-003	0.0170	123.5424
Worker	0.0895	0.0597	1.0075	2.8800e-003	0.3353	1.9300e-003	0.3373	0.0889	1.7800e-003	0.0907		291.5190	291.5190	6.8400e-003	6.4400e-003	293.6089
Total	**0.0962**	**0.2905**	**1.0948**	**3.9800e-003**	**0.3738**	**3.1000e-003**	**0.3769**	**0.1000**	**2.8900e-003**	**0.1029**		**409.8838**	**409.8838**	**0.0109**	**0.0235**	**417.1513**

3.4 Site Grading/Excavation - 2024

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					6.4517	0.0000	6.4517	3.3576	0.0000	3.3576			0.0000			0.0000
Off-Road	1.6617	17.0310	14.7594	0.0297		0.7244	0.7244		0.6665	0.6665		2,873.0541	2,873.0541	0.9292		2,896.2842
Total	**1.6617**	**17.0310**	**14.7594**	**0.0297**	**6.4517**	**0.7244**	**7.1761**	**3.3576**	**0.6665**	**4.0240**		**2,873.0541**	**2,873.0541**	**0.9292**		**2,896.2842**

Normandie Crossing Specific Plan Project - Los Angeles-South Coast County, Summer

EMFAC Off-Model Adjustment Factors for Gasoline Light Duty Vehicle to Account for the SAFE Vehicle Rule Not Applied

3.4 Site Grading/Excavation - 2024

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	0.0518	3.1448	0.8520	0.0138	0.4208	0.0200	0.4407	0.1154	0.0191	0.1345		1,522.9794	1,522.9794	0.0859	0.2419	1,597.2246
Vendor	0.0223	0.7692	0.2911	3.6600e-003	0.1281	3.8900e-003	0.1320	0.0369	3.7200e-003	0.0406		394.5492	394.5492	0.0135	0.0568	411.8080
Worker	0.0895	0.0597	1.0075	2.8800e-003	0.3353	1.9300e-003	0.3373	0.0889	1.7800e-003	0.0907		291.5190	291.5190	6.8400e-003	6.4400e-003	293.6089
Total	**0.1636**	**3.9738**	**2.1506**	**0.0204**	**0.8842**	**0.0258**	**0.9100**	**0.2412**	**0.0246**	**0.2658**		**2,209.0477**	**2,209.0477**	**0.1062**	**0.3052**	**2,302.6416**

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					2.9033	0.0000	2.9033	1.5109	0.0000	1.5109			0.0000			0.0000
Off-Road	0.3632	1.5737	17.7527	0.0297		0.0484	0.0484		0.0484	0.0484	0.0000	2,873.0541	2,873.0541	0.9292		2,896.2842
Total	**0.3632**	**1.5737**	**17.7527**	**0.0297**	**2.9033**	**0.0484**	**2.9517**	**1.5109**	**0.0484**	**1.5593**	**0.0000**	**2,873.0541**	**2,873.0541**	**0.9292**		**2,896.2842**

Normandie Crossing Specific Plan Project - Los Angeles-South Coast County, Summer

EMFAC Off-Model Adjustment Factors for Gasoline Light Duty Vehicle to Account for the SAFE Vehicle Rule Not Applied

3.4 Site Grading/Excavation - 2024

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	0.0518	3.1448	0.8520	0.0138	0.4208	0.0200	0.4407	0.1154	0.0191	0.1345		1,522.9794	1,522.9794	0.0859	0.2419	1,597.2246
Vendor	0.0223	0.7692	0.2911	3.6600e-003	0.1281	3.8900e-003	0.1320	0.0369	3.7200e-003	0.0406		394.5492	394.5492	0.0135	0.0568	411.8080
Worker	0.0895	0.0597	1.0075	2.8800e-003	0.3353	1.9300e-003	0.3373	0.0889	1.7800e-003	0.0907		291.5190	291.5190	6.8400e-003	6.4400e-003	293.6089
Total	**0.1636**	**3.9738**	**2.1506**	**0.0204**	**0.8842**	**0.0258**	**0.9100**	**0.2412**	**0.0246**	**0.2658**		**2,209.0477**	**2,209.0477**	**0.1062**	**0.3052**	**2,302.6416**

3.5 Twnhouse & Apartment Foundations and Garages - 2024

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	1.4716	13.4438	16.1668	0.0270		0.6133	0.6133		0.5769	0.5769		2,555.6989	2,555.6989	0.6044		2,570.8077
Total	**1.4716**	**13.4438**	**16.1668**	**0.0270**		**0.6133**	**0.6133**		**0.5769**	**0.5769**		**2,555.6989**	**2,555.6989**	**0.6044**		**2,570.8077**

Normandie Crossing Specific Plan Project - Los Angeles-South Coast County, Summer

EMFAC Off-Model Adjustment Factors for Gasoline Light Duty Vehicle to Account for the SAFE Vehicle Rule Not Applied

3.5 Twnhouse & Apartment Foundations and Garages - 2024

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
Vendor	0.0112	0.3846	0.1455	1.8300e-003	0.0641	1.9400e-003	0.0660	0.0184	1.8600e-003	0.0203		197.2746	197.2746	6.7400e-003	0.0284	205.9040
Worker	0.5963	0.3983	6.7165	0.0192	2.2355	0.0129	2.2484	0.5929	0.0119	0.6047		1,943.4602	1,943.4602	0.0456	0.0429	1,957.3929
Total	**0.6075**	**0.7829**	**6.8620**	**0.0211**	**2.2996**	**0.0148**	**2.3144**	**0.6113**	**0.0137**	**0.6250**		**2,140.7348**	**2,140.7348**	**0.0524**	**0.0713**	**2,163.2969**

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	0.5199	2.6115	17.6271	0.0270		0.0853	0.0853		0.0853	0.0853	0.0000	2,555.6989	2,555.6989	0.6044		2,570.8077
Total	**0.5199**	**2.6115**	**17.6271**	**0.0270**		**0.0853**	**0.0853**		**0.0853**	**0.0853**	**0.0000**	**2,555.6989**	**2,555.6989**	**0.6044**		**2,570.8077**

Normandie Crossing Specific Plan Project - Los Angeles-South Coast County, Summer

EMFAC Off-Model Adjustment Factors for Gasoline Light Duty Vehicle to Account for the SAFE Vehicle Rule Not Applied

3.5 Twnhouse & Apartment Foundations and Garages - 2024

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
Vendor	0.0112	0.3846	0.1455	1.8300e-003	0.0641	1.9400e-003	0.0660	0.0184	1.8600e-003	0.0203		197.2746	197.2746	6.7400e-003	0.0284	205.9040
Worker	0.5963	0.3983	6.7165	0.0192	2.2355	0.0129	2.2484	0.5929	0.0119	0.6047		1,943.4602	1,943.4602	0.0456	0.0429	1,957.3929
Total	**0.6075**	**0.7829**	**6.8620**	**0.0211**	**2.2996**	**0.0148**	**2.3144**	**0.6113**	**0.0137**	**0.6250**		**2,140.7348**	**2,140.7348**	**0.0524**	**0.0713**	**2,163.2969**

3.5 Twnhouse & Apartment Foundations and Garages - 2025

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	1.3674	12.4697	16.0847	0.0270		0.5276	0.5276		0.4963	0.4963		2,556.4744	2,556.4744	0.6010		2,571.4981
Total	**1.3674**	**12.4697**	**16.0847**	**0.0270**		**0.5276**	**0.5276**		**0.4963**	**0.4963**		**2,556.4744**	**2,556.4744**	**0.6010**		**2,571.4981**

Normandie Crossing Specific Plan Project - Los Angeles-South Coast County, Summer

EMFAC Off-Model Adjustment Factors for Gasoline Light Duty Vehicle to Account for the SAFE Vehicle Rule Not Applied

3.5 Twnhouse & Apartment Foundations and Garages - 2025

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
Vendor	0.0109	0.3828	0.1429	1.8000e-003	0.0641	1.9500e-003	0.0660	0.0184	1.8600e-003	0.0203		193.7229	193.7229	6.7800e-003	0.0279	202.2070
Worker	0.5574	0.3576	6.2466	0.0186	2.2355	0.0123	2.2478	0.5929	0.0113	0.6042		1,877.2548	1,877.2548	0.0411	0.0401	1,890.2312
Total	**0.5683**	**0.7404**	**6.3895**	**0.0204**	**2.2996**	**0.0142**	**2.3138**	**0.6113**	**0.0131**	**0.6245**		**2,070.9777**	**2,070.9777**	**0.0479**	**0.0680**	**2,092.4383**

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	0.5038	2.5728	17.6150	0.0270		0.0788	0.0788		0.0788	0.0788	0.0000	2,556.4744	2,556.4744	0.6010		2,571.4981
Total	**0.5038**	**2.5728**	**17.6150**	**0.0270**		**0.0788**	**0.0788**		**0.0788**	**0.0788**	**0.0000**	**2,556.4744**	**2,556.4744**	**0.6010**		**2,571.4981**

Normandie Crossing Specific Plan Project - Los Angeles-South Coast County, Summer

EMFAC Off-Model Adjustment Factors for Gasoline Light Duty Vehicle to Account for the SAFE Vehicle Rule Not Applied

3.5 Twnhouse & Apartment Foundations and Garages - 2025

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
Vendor	0.0109	0.3828	0.1429	1.8000e-003	0.0641	1.9500e-003	0.0660	0.0184	1.8600e-003	0.0203		193.7229	193.7229	6.7800e-003	0.0279	202.2070
Worker	0.5574	0.3576	6.2466	0.0186	2.2355	0.0123	2.2478	0.5929	0.0113	0.6042		1,877.2548	1,877.2548	0.0411	0.0401	1,890.2312
Total	**0.5683**	**0.7404**	**6.3895**	**0.0204**	**2.2996**	**0.0142**	**2.3138**	**0.6113**	**0.0131**	**0.6245**		**2,070.9777**	**2,070.9777**	**0.0479**	**0.0680**	**2,092.4383**

3.6 Paving - 2026

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	0.9152	8.5816	14.5780	0.0228		0.4185	0.4185		0.3850	0.3850		2,206.7452	2,206.7452	0.7137		2,224.5878
Paving	0.0000					0.0000	0.0000		0.0000	0.0000			0.0000			0.0000
Total	**0.9152**	**8.5816**	**14.5780**	**0.0228**		**0.4185**	**0.4185**		**0.3850**	**0.3850**		**2,206.7452**	**2,206.7452**	**0.7137**		**2,224.5878**

Normandie Crossing Specific Plan Project - Los Angeles-South Coast County, Summer

EMFAC Off-Model Adjustment Factors for Gasoline Light Duty Vehicle to Account for the SAFE Vehicle Rule Not Applied

3.6 Paving - 2026

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
Vendor	0.0106	0.3800	0.1408	1.7600e-003	0.0641	1.9400e-003	0.0660	0.0184	1.8600e-003	0.0203		190.1274	190.1274	6.8300e-003	0.0274	198.4629
Worker	0.3931	0.2434	4.3932	0.0135	1.6767	8.7100e-003	1.6854	0.4447	8.0200e-003	0.4527		1,365.0580	1,365.0580	0.0280	0.0283	1,374.2034
Total	**0.4037**	**0.6234**	**4.5340**	**0.0153**	**1.7407**	**0.0107**	**1.7514**	**0.4631**	**9.8800e-003**	**0.4730**		**1,555.1854**	**1,555.1854**	**0.0348**	**0.0557**	**1,572.6662**

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	0.2805	1.2154	17.2957	0.0228		0.0374	0.0374		0.0374	0.0374	0.0000	2,206.7452	2,206.7452	0.7137		2,224.5878
Paving	0.0000					0.0000	0.0000		0.0000	0.0000			0.0000			0.0000
Total	**0.2805**	**1.2154**	**17.2957**	**0.0228**		**0.0374**	**0.0374**		**0.0374**	**0.0374**	**0.0000**	**2,206.7452**	**2,206.7452**	**0.7137**		**2,224.5878**

Normandie Crossing Specific Plan Project - Los Angeles-South Coast County, Summer

EMFAC Off-Model Adjustment Factors for Gasoline Light Duty Vehicle to Account for the SAFE Vehicle Rule Not Applied

3.6 Paving - 2026

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
Vendor	0.0106	0.3800	0.1408	1.7600e-003	0.0641	1.9400e-003	0.0660	0.0184	1.8600e-003	0.0203		190.1274	190.1274	6.8300e-003	0.0274	198.4629
Worker	0.3931	0.2434	4.3932	0.0135	1.6767	8.7100e-003	1.6854	0.4447	8.0200e-003	0.4527		1,365.0580	1,365.0580	0.0280	0.0283	1,374.2034
Total	**0.4037**	**0.6234**	**4.5340**	**0.0153**	**1.7407**	**0.0107**	**1.7514**	**0.4631**	**9.8800e-003**	**0.4730**		**1,555.1854**	**1,555.1854**	**0.0348**	**0.0557**	**1,572.6662**

3.6 Paving - 2027

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	0.9152	8.5816	14.5780	0.0228		0.4185	0.4185		0.3850	0.3850		2,206.7452	2,206.7452	0.7137		2,224.5878
Paving	0.0000					0.0000	0.0000		0.0000	0.0000			0.0000			0.0000
Total	**0.9152**	**8.5816**	**14.5780**	**0.0228**		**0.4185**	**0.4185**		**0.3850**	**0.3850**		**2,206.7452**	**2,206.7452**	**0.7137**		**2,224.5878**

Normandie Crossing Specific Plan Project - Los Angeles-South Coast County, Summer

EMFAC Off-Model Adjustment Factors for Gasoline Light Duty Vehicle to Account for the SAFE Vehicle Rule Not Applied

3.6 Paving - 2027

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
Vendor	0.0103	0.3772	0.1392	1.7300e-003	0.0641	1.9300e-003	0.0660	0.0184	1.8500e-003	0.0203		186.3857	186.3857	6.8500e-003	0.0269	194.5670
Worker	0.3704	0.2224	4.1455	0.0131	1.6767	8.1800e-003	1.6848	0.4447	7.5200e-003	0.4522		1,327.1056	1,327.1056	0.0256	0.0269	1,335.7589
Total	**0.3807**	**0.5996**	**4.2846**	**0.0149**	**1.7407**	**0.0101**	**1.7508**	**0.4631**	**9.3700e-003**	**0.4725**		**1,513.4913**	**1,513.4913**	**0.0324**	**0.0538**	**1,530.3260**

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	0.2805	1.2154	17.2957	0.0228		0.0374	0.0374		0.0374	0.0374	0.0000	2,206.7452	2,206.7452	0.7137		2,224.5878
Paving	0.0000					0.0000	0.0000		0.0000	0.0000			0.0000			0.0000
Total	**0.2805**	**1.2154**	**17.2957**	**0.0228**		**0.0374**	**0.0374**		**0.0374**	**0.0374**	**0.0000**	**2,206.7452**	**2,206.7452**	**0.7137**		**2,224.5878**

Normandie Crossing Specific Plan Project - Los Angeles-South Coast County, Summer

EMFAC Off-Model Adjustment Factors for Gasoline Light Duty Vehicle to Account for the SAFE Vehicle Rule Not Applied

3.6 Paving - 2027

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
Vendor	0.0103	0.3772	0.1392	1.7300e-003	0.0641	1.9300e-003	0.0660	0.0184	1.8500e-003	0.0203		186.3857	186.3857	6.8500e-003	0.0269	194.5670
Worker	0.3704	0.2224	4.1455	0.0131	1.6767	8.1800e-003	1.6848	0.4447	7.5200e-003	0.4522		1,327.1056	1,327.1056	0.0256	0.0269	1,335.7589
Total	**0.3807**	**0.5996**	**4.2846**	**0.0149**	**1.7407**	**0.0101**	**1.7508**	**0.4631**	**9.3700e-003**	**0.4725**		**1,513.4913**	**1,513.4913**	**0.0324**	**0.0538**	**1,530.3260**

3.7 Architectural Coating - 2026

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	9.6437					0.0000	0.0000		0.0000	0.0000			0.0000			0.0000
Off-Road	0.1709	1.1455	1.8091	2.9700e-003		0.0515	0.0515		0.0515	0.0515		281.4481	281.4481	0.0154		281.8319
Total	**9.8146**	**1.1455**	**1.8091**	**2.9700e-003**		**0.0515**	**0.0515**		**0.0515**	**0.0515**		**281.4481**	**281.4481**	**0.0154**		**281.8319**

Normandie Crossing Specific Plan Project - Los Angeles-South Coast County, Summer

EMFAC Off-Model Adjustment Factors for Gasoline Light Duty Vehicle to Account for the SAFE Vehicle Rule Not Applied

3.7 Architectural Coating - 2026

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
Vendor	0.0106	0.3800	0.1408	1.7600e-003	0.0641	1.9400e-003	0.0660	0.0184	1.8600e-003	0.0203		190.1274	190.1274	6.8300e-003	0.0274	198.4629
Worker	0.3931	0.2434	4.3932	0.0135	1.6767	8.7100e-003	1.6854	0.4447	8.0200e-003	0.4527		1,365.0580	1,365.0580	0.0280	0.0283	1,374.2034
Total	**0.4037**	**0.6234**	**4.5340**	**0.0153**	**1.7407**	**0.0107**	**1.7514**	**0.4631**	**9.8800e-003**	**0.4730**		**1,555.1854**	**1,555.1854**	**0.0348**	**0.0557**	**1,572.6662**

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	9.6437					0.0000	0.0000		0.0000	0.0000			0.0000			0.0000
Off-Road	0.0297	0.1288	1.8324	2.9700e-003		3.9600e-003	3.9600e-003		3.9600e-003	3.9600e-003	0.0000	281.4481	281.4481	0.0154		281.8319
Total	**9.6734**	**0.1288**	**1.8324**	**2.9700e-003**		**3.9600e-003**	**3.9600e-003**		**3.9600e-003**	**3.9600e-003**	**0.0000**	**281.4481**	**281.4481**	**0.0154**		**281.8319**

Normandie Crossing Specific Plan Project - Los Angeles-South Coast County, Summer

EMFAC Off-Model Adjustment Factors for Gasoline Light Duty Vehicle to Account for the SAFE Vehicle Rule Not Applied

3.7 Architectural Coating - 2026

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
Vendor	0.0106	0.3800	0.1408	1.7600e-003	0.0641	1.9400e-003	0.0660	0.0184	1.8600e-003	0.0203		190.1274	190.1274	6.8300e-003	0.0274	198.4629
Worker	0.3931	0.2434	4.3932	0.0135	1.6767	8.7100e-003	1.6854	0.4447	8.0200e-003	0.4527		1,365.0580	1,365.0580	0.0280	0.0283	1,374.2034
Total	**0.4037**	**0.6234**	**4.5340**	**0.0153**	**1.7407**	**0.0107**	**1.7514**	**0.4631**	**9.8800e-003**	**0.4730**		**1,555.1854**	**1,555.1854**	**0.0348**	**0.0557**	**1,572.6662**

3.7 Architectural Coating - 2027

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	9.6437					0.0000	0.0000		0.0000	0.0000			0.0000			0.0000
Off-Road	0.1709	1.1455	1.8091	2.9700e-003		0.0515	0.0515		0.0515	0.0515		281.4481	281.4481	0.0154		281.8319
Total	**9.8146**	**1.1455**	**1.8091**	**2.9700e-003**		**0.0515**	**0.0515**		**0.0515**	**0.0515**		**281.4481**	**281.4481**	**0.0154**		**281.8319**

Normandie Crossing Specific Plan Project - Los Angeles-South Coast County, Summer

EMFAC Off-Model Adjustment Factors for Gasoline Light Duty Vehicle to Account for the SAFE Vehicle Rule Not Applied

3.7 Architectural Coating - 2027

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
Vendor	0.0103	0.3772	0.1392	1.7300e-003	0.0641	1.9300e-003	0.0660	0.0184	1.8500e-003	0.0203		186.3857	186.3857	6.8500e-003	0.0269	194.5670
Worker	0.3704	0.2224	4.1455	0.0131	1.6767	8.1800e-003	1.6848	0.4447	7.5200e-003	0.4522		1,327.1056	1,327.1056	0.0256	0.0269	1,335.7589
Total	**0.3807**	**0.5996**	**4.2846**	**0.0149**	**1.7407**	**0.0101**	**1.7508**	**0.4631**	**9.3700e-003**	**0.4725**		**1,513.4913**	**1,513.4913**	**0.0324**	**0.0538**	**1,530.3260**

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	9.6437					0.0000	0.0000		0.0000	0.0000			0.0000			0.0000
Off-Road	0.0297	0.1288	1.8324	2.9700e-003		3.9600e-003	3.9600e-003		3.9600e-003	3.9600e-003	0.0000	281.4481	281.4481	0.0154		281.8319
Total	**9.6734**	**0.1288**	**1.8324**	**2.9700e-003**		**3.9600e-003**	**3.9600e-003**		**3.9600e-003**	**3.9600e-003**	**0.0000**	**281.4481**	**281.4481**	**0.0154**		**281.8319**

Normandie Crossing Specific Plan Project - Los Angeles-South Coast County, Summer

EMFAC Off-Model Adjustment Factors for Gasoline Light Duty Vehicle to Account for the SAFE Vehicle Rule Not Applied

3.7 Architectural Coating - 2027

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
Vendor	0.0103	0.3772	0.1392	1.7300e-003	0.0641	1.9300e-003	0.0660	0.0184	1.8500e-003	0.0203		186.3857	186.3857	6.8500e-003	0.0269	194.5670
Worker	0.3704	0.2224	4.1455	0.0131	1.6767	8.1800e-003	1.6848	0.4447	7.5200e-003	0.4522		1,327.1056	1,327.1056	0.0256	0.0269	1,335.7589
Total	**0.3807**	**0.5996**	**4.2846**	**0.0149**	**1.7407**	**0.0101**	**1.7508**	**0.4631**	**9.3700e-003**	**0.4725**		**1,513.4913**	**1,513.4913**	**0.0324**	**0.0538**	**1,530.3260**

3.8 Twnhouse & Apartment Framing/Rough-In - 2025

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	1.3674	12.4697	16.0847	0.0270		0.5276	0.5276		0.4963	0.4963		2,556.4744	2,556.4744	0.6010		2,571.4981
Total	**1.3674**	**12.4697**	**16.0847**	**0.0270**		**0.5276**	**0.5276**		**0.4963**	**0.4963**		**2,556.4744**	**2,556.4744**	**0.6010**		**2,571.4981**

Normandie Crossing Specific Plan Project - Los Angeles-South Coast County, Summer

EMFAC Off-Model Adjustment Factors for Gasoline Light Duty Vehicle to Account for the SAFE Vehicle Rule Not Applied

3.8 Twnhouse & Apartment Framing/Rough-In - 2025

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
Vendor	0.0217	0.7656	0.2857	3.5900e-003	0.1281	3.9000e-003	0.1320	0.0369	3.7300e-003	0.0406		387.4458	387.4458	0.0136	0.0558	404.4141
Worker	0.8361	0.5365	9.3699	0.0279	3.3533	0.0184	3.3717	0.8893	0.0169	0.9062		2,815.8822	2,815.8822	0.0617	0.0601	2,835.3468
Total	**0.8578**	**1.3021**	**9.6556**	**0.0315**	**3.4814**	**0.0223**	**3.5037**	**0.9262**	**0.0207**	**0.9469**		**3,203.3279**	**3,203.3279**	**0.0753**	**0.1159**	**3,239.7609**

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	0.5038	2.5728	17.6150	0.0270		0.0788	0.0788		0.0788	0.0788	0.0000	2,556.4744	2,556.4744	0.6010		2,571.4981
Total	**0.5038**	**2.5728**	**17.6150**	**0.0270**		**0.0788**	**0.0788**		**0.0788**	**0.0788**	**0.0000**	**2,556.4744**	**2,556.4744**	**0.6010**		**2,571.4981**

Normandie Crossing Specific Plan Project - Los Angeles-South Coast County, Summer

EMFAC Off-Model Adjustment Factors for Gasoline Light Duty Vehicle to Account for the SAFE Vehicle Rule Not Applied

3.8 Twnhouse & Apartment Framing/Rough-In - 2025

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
Vendor	0.0217	0.7656	0.2857	3.5900e-003	0.1281	3.9000e-003	0.1320	0.0369	3.7300e-003	0.0406		387.4458	387.4458	0.0136	0.0558	404.4141
Worker	0.8361	0.5365	9.3699	0.0279	3.3533	0.0184	3.3717	0.8893	0.0169	0.9062		2,815.8822	2,815.8822	0.0617	0.0601	2,835.3468
Total	**0.8578**	**1.3021**	**9.6556**	**0.0315**	**3.4814**	**0.0223**	**3.5037**	**0.9262**	**0.0207**	**0.9469**		**3,203.3279**	**3,203.3279**	**0.0753**	**0.1159**	**3,239.7609**

3.8 Twnhouse & Apartment Framing/Rough-In - 2026

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	1.3674	12.4697	16.0847	0.0270		0.5276	0.5276		0.4963	0.4963		2,556.4744	2,556.4744	0.6010		2,571.4981
Total	**1.3674**	**12.4697**	**16.0847**	**0.0270**		**0.5276**	**0.5276**		**0.4963**	**0.4963**		**2,556.4744**	**2,556.4744**	**0.6010**		**2,571.4981**

Normandie Crossing Specific Plan Project - Los Angeles-South Coast County, Summer

EMFAC Off-Model Adjustment Factors for Gasoline Light Duty Vehicle to Account for the SAFE Vehicle Rule Not Applied

3.8 Twnhouse & Apartment Framing/Rough-In - 2026

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
Vendor	0.0212	0.7600	0.2817	3.5200e-003	0.1281	3.8900e-003	0.1320	0.0369	3.7200e-003	0.0406		380.2549	380.2549	0.0137	0.0548	396.9257
Worker	0.7861	0.4868	8.7864	0.0270	3.3533	0.0174	3.3707	0.8893	0.0160	0.9054		2,730.1159	2,730.1159	0.0560	0.0567	2,748.4067
Total	**0.8073**	**1.2468**	**9.0680**	**0.0305**	**3.4814**	**0.0213**	**3.5027**	**0.9262**	**0.0198**	**0.9460**		**3,110.3708**	**3,110.3708**	**0.0697**	**0.1115**	**3,145.3325**

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	0.5038	2.5728	17.6150	0.0270		0.0788	0.0788		0.0788	0.0788	0.0000	2,556.4744	2,556.4744	0.6010		2,571.4981
Total	**0.5038**	**2.5728**	**17.6150**	**0.0270**		**0.0788**	**0.0788**		**0.0788**	**0.0788**	**0.0000**	**2,556.4744**	**2,556.4744**	**0.6010**		**2,571.4981**

Normandie Crossing Specific Plan Project - Los Angeles-South Coast County, Summer

EMFAC Off-Model Adjustment Factors for Gasoline Light Duty Vehicle to Account for the SAFE Vehicle Rule Not Applied

3.8 Twnhouse & Apartment Framing/Rough-In - 2026

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
Vendor	0.0212	0.7600	0.2817	3.5200e-003	0.1281	3.8900e-003	0.1320	0.0369	3.7200e-003	0.0406		380.2549	380.2549	0.0137	0.0548	396.9257
Worker	0.7861	0.4868	8.7864	0.0270	3.3533	0.0174	3.3707	0.8893	0.0160	0.9054		2,730.1159	2,730.1159	0.0560	0.0567	2,748.4067
Total	**0.8073**	**1.2468**	**9.0680**	**0.0305**	**3.4814**	**0.0213**	**3.5027**	**0.9262**	**0.0198**	**0.9460**		**3,110.3708**	**3,110.3708**	**0.0697**	**0.1115**	**3,145.3325**

4.0 Operational Detail - Mobile

4.1 Mitigation Measures Mobile

Normandie Crossing Specific Plan Project - Los Angeles-South Coast County, Summer

EMFAC Off-Model Adjustment Factors for Gasoline Light Duty Vehicle to Account for the SAFE Vehicle Rule Not Applied

	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	5.4156	5.1977	53.8224	0.1228	14.0153	0.0841	14.0995	3.7337	0.0781	3.8119		12,525.6128	12,525.6128	0.8202	0.4997	12,695.0320
Unmitigated	5.4156	5.1977	53.8224	0.1228	14.0153	0.0841	14.0995	3.7337	0.0781	3.8119		12,525.6128	12,525.6128	0.8202	0.4997	12,695.0320

4.2 Trip Summary Information

	Average Daily Trip Rate			Unmitigated	Mitigated
Land Use	Weekday	Saturday	Sunday	Annual VMT	Annual VMT
Apartments Mid Rise	1,413.68	1,275.92	1062.72	4,592,184	4,592,184
Condo/Townhouse	480.00	534.00	411.75	1,633,277	1,633,277
Enclosed Parking with Elevator	0.00	0.00	0.00		
Recreational Swimming Pool	0.00	0.00	0.00		
Total	1,893.68	1,809.92	1,474.47	6,225,460	6,225,460

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
Apartments Mid Rise	14.70	5.90	8.70	40.20	19.20	40.60	86	11	3
Condo/Townhouse	14.70	5.90	8.70	40.20	19.20	40.60	86	11	3
Enclosed Parking with Elevator	16.60	8.40	6.90	0.00	0.00	0.00	0	0	0
Recreational Swimming Pool	16.60	8.40	6.90	33.00	48.00	19.00	52	39	9

4.4 Fleet Mix

Normandie Crossing Specific Plan Project - Los Angeles-South Coast County, Summer

EMFAC Off-Model Adjustment Factors for Gasoline Light Duty Vehicle to Account for the SAFE Vehicle Rule Not Applied

Land Use	LDA	LDT1	LDT2	MDV	LHD1	LHD2	MHD	HHD	OBUS	UBUS	MCY	SBUS	MH
Apartments Mid Rise	0.535658	0.065965	0.190922	0.126434	0.023737	0.006642	0.011305	0.008056	0.000938	0.000585	0.025742	0.000711	0.003305
Condo/Townhouse	0.535658	0.065965	0.190922	0.126434	0.023737	0.006642	0.011305	0.008056	0.000938	0.000585	0.025742	0.000711	0.003305
Enclosed Parking with Elevator	0.535658	0.065965	0.190922	0.126434	0.023737	0.006642	0.011305	0.008056	0.000938	0.000585	0.025742	0.000711	0.003305
Recreational Swimming Pool	0.535658	0.065965	0.190922	0.126434	0.023737	0.006642	0.011305	0.008056	0.000938	0.000585	0.025742	0.000711	0.003305

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

Normandie Crossing Specific Plan Project - Los Angeles-South Coast County, Summer

EMFAC Off-Model Adjustment Factors for Gasoline Light Duty Vehicle to Account for the SAFE Vehicle Rule Not Applied

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					
Apartments Mid Rise	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
Condo/Townhouse	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
Enclosed Parking with Elevator	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
Recreational Swimming Pool	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**

EMFAC Off-Model Adjustment Factors for Gasoline Light Duty Vehicle to Account for the SAFE Vehicle Rule Not Applied

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					
Apartments Mid Rise	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
Condo/Townhouse	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
Enclosed Parking with Elevator	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
Recreational Swimming Pool	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

Normandie Crossing Specific Plan Project - Los Angeles-South Coast County, Summer

EMFAC Off-Model Adjustment Factors for Gasoline Light Duty Vehicle to Account for the SAFE Vehicle Rule Not Applied

	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	8.7550	0.3831	33.2736	1.7600e-003		0.1845	0.1845		0.1845	0.1845	0.0000	59.9893	59.9893	0.0577	0.0000	61.4305
Unmitigated	8.7550	0.3831	33.2736	1.7600e-003		0.1845	0.1845		0.1845	0.1845	0.0000	59.9893	59.9893	0.0577	0.0000	61.4305

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	0.6235					0.0000	0.0000		0.0000	0.0000			0.0000			0.0000
Consumer Products	7.1289					0.0000	0.0000		0.0000	0.0000			0.0000			0.0000
Hearth	0.0000	0.0000	0.0000	0.0000		0.0000	0.0000		0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Landscaping	1.0026	0.3831	33.2736	1.7600e-003		0.1845	0.1845		0.1845	0.1845		59.9893	59.9893	0.0577		61.4305
Total	**8.7550**	**0.3831**	**33.2736**	**1.7600e-003**		**0.1845**	**0.1845**		**0.1845**	**0.1845**	**0.0000**	**59.9893**	**59.9893**	**0.0577**	**0.0000**	**61.4305**

EMFAC Off-Model Adjustment Factors for Gasoline Light Duty Vehicle to Account for the SAFE Vehicle Rule Not Applied

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	0.6235					0.0000	0.0000		0.0000	0.0000			0.0000			0.0000
Consumer Products	7.1289					0.0000	0.0000		0.0000	0.0000			0.0000			0.0000
Hearth	0.0000	0.0000	0.0000	0.0000		0.0000	0.0000		0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Landscaping	1.0026	0.3831	33.2736	1.7600e-003		0.1845	0.1845		0.1845	0.1845		59.9893	59.9893	0.0577		61.4305
Total	**8.7550**	**0.3831**	**33.2736**	**1.7600e-003**		**0.1845**	**0.1845**		**0.1845**	**0.1845**	**0.0000**	**59.9893**	**59.9893**	**0.0577**	**0.0000**	**61.4305**

7.0 Water Detail

7.1 Mitigation Measures Water

Normandie Crossing Specific Plan Project - Los Angeles-South Coast County, Summer

EMFAC Off-Model Adjustment Factors for Gasoline Light Duty Vehicle to Account for the SAFE Vehicle Rule Not Applied

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

Normandie Crossing Specific Plan Project - Los Angeles-South Coast County, Winter

EMFAC Off-Model Adjustment Factors for Gasoline Light Duty Vehicle to Account for the SAFE Vehicle Rule Not Applied

Normandie Crossing Specific Plan Project

Los Angeles-South Coast County, Winter

1.0 Project Characteristics

1.1 Land Usage

Land Uses	Size	Metric	Lot Acreage	Floor Surface Area	Population
Apartments Mid Rise	328.00	Dwelling Unit	2.32	241,581.00	938
Condo/Townhouse	75.00	Dwelling Unit	2.93	115,982.00	215
Enclosed Parking with Elevator	559.00	Space	1.59	138,625.00	0
Recreational Swimming Pool	1.60	1000sqft	0.04	1,600.00	0

1.2 Other Project Characteristics

Urbanization	Urban	**Wind Speed (m/s)**	2.2	**Precipitation Freq (Days)**	33
Climate Zone	8			**Operational Year**	2027
Utility Company	Southern California Edison				
CO2 Intensity (lb/MWhr)	339.11	**CH4 Intensity (lb/MWhr)**	0.033	**N2O Intensity (lb/MWhr)**	0.004

1.3 User Entered Comments & Non-Default Data

Project Characteristics - SCE RPS in 2027

Land Use - Project-specific land use

Construction Phase - construction schedule based on project-specific information

Grading - soil export quantities based on project-specific data

Demolition -

Trips and VMT - construction trips based on project-specific information

Vehicle Trips - Project-specific trip rates

Woodstoves - no wood-burning fireplaces or woodstoves

EMFAC Off-Model Adjustment Factors for Gasoline Light Duty Vehicle to Account for the SAFE Vehicle Rule Not Applied

Energy Use - No natural gas use for apartments, townhomes, or swimming pools; electricity use that accounts for the natural gas replacement in the residential dwelling units is included

Construction Off-road Equipment Mitigation - watering twice daily; Tier 4 for equipment greater than 50 hp

Table Name	Column Name	Default Value	New Value
tblConstEquipMitigation	NumberOfEquipmentMitigated	0.00	1.00
tblConstEquipMitigation	NumberOfEquipmentMitigated	0.00	4.00
tblConstEquipMitigation	NumberOfEquipmentMitigated	0.00	1.00
tblConstEquipMitigation	NumberOfEquipmentMitigated	0.00	2.00
tblConstEquipMitigation	NumberOfEquipmentMitigated	0.00	6.00
tblConstEquipMitigation	NumberOfEquipmentMitigated	0.00	1.00
tblConstEquipMitigation	NumberOfEquipmentMitigated	0.00	2.00
tblConstEquipMitigation	NumberOfEquipmentMitigated	0.00	2.00
tblConstEquipMitigation	NumberOfEquipmentMitigated	0.00	6.00
tblConstEquipMitigation	NumberOfEquipmentMitigated	0.00	13.00
tblConstEquipMitigation	NumberOfEquipmentMitigated	0.00	2.00
tblConstEquipMitigation	NumberOfEquipmentMitigated	0.00	2.00
tblConstEquipMitigation	Tier	No Change	Tier 4 Final
tblConstEquipMitigation	Tier	No Change	Tier 4 Final
tblConstEquipMitigation	Tier	No Change	Tier 4 Final
tblConstEquipMitigation	Tier	No Change	Tier 4 Final
tblConstEquipMitigation	Tier	No Change	Tier 4 Final
tblConstEquipMitigation	Tier	No Change	Tier 4 Final
tblConstEquipMitigation	Tier	No Change	Tier 4 Final
tblConstEquipMitigation	Tier	No Change	Tier 4 Final
tblConstEquipMitigation	Tier	No Change	Tier 4 Final
tblConstEquipMitigation	Tier	No Change	Tier 4 Final
tblConstEquipMitigation	Tier	No Change	Tier 4 Final
tblConstEquipMitigation	Tier	No Change	Tier 4 Final
tblConstructionPhase	NumDays	20.00	236.00
tblConstructionPhase	NumDays	230.00	236.00

Normandie Crossing Specific Plan Project - Los Angeles-South Coast County, Winter

EMFAC Off-Model Adjustment Factors for Gasoline Light Duty Vehicle to Account for the SAFE Vehicle Rule Not Applied

tblConstructionPhase	NumDays	20.00	53.00
tblConstructionPhase	NumDays	20.00	52.00
tblConstructionPhase	NumDays	20.00	236.00
tblConstructionPhase	NumDays	10.00	26.00
tblConstructionPhase	NumDays	230.00	391.00
tblConstructionPhase	NumDaysWeek	5.00	6.00
tblConstructionPhase	NumDaysWeek	5.00	6.00
tblConstructionPhase	NumDaysWeek	5.00	6.00
tblConstructionPhase	NumDaysWeek	5.00	6.00
tblConstructionPhase	NumDaysWeek	5.00	6.00
tblConstructionPhase	NumDaysWeek	5.00	6.00
tblConstructionPhase	NumDaysWeek	5.00	6.00
tblConstructionPhase	PhaseEndDate	9/19/2025	9/2/2027
tblConstructionPhase	PhaseEndDate	7/25/2025	9/1/2025
tblConstructionPhase	PhaseEndDate	7/26/2024	8/30/2024
tblConstructionPhase	PhaseEndDate	9/6/2024	11/29/2024
tblConstructionPhase	PhaseEndDate	8/22/2025	9/2/2027
tblConstructionPhase	PhaseEndDate	8/9/2024	9/30/2024
tblConstructionPhase	PhaseStartDate	8/23/2025	12/2/2026
tblConstructionPhase	PhaseStartDate	9/7/2024	11/30/2024
tblConstructionPhase	PhaseStartDate	8/10/2024	10/1/2024
tblConstructionPhase	PhaseStartDate	7/26/2025	12/2/2026
tblConstructionPhase	PhaseStartDate	7/27/2024	8/31/2024
tblEnergyUse	LightingElect	741.44	1,233.99
tblEnergyUse	LightingElect	1,001.10	1,782.19
tblEnergyUse	NT24E	3,054.10	5,083.00
tblEnergyUse	NT24E	3,795.01	6,755.99
tblEnergyUse	NT24NG	5,516.00	0.00
tblEnergyUse	NT24NG	5,516.00	0.00

Normandie Crossing Specific Plan Project - Los Angeles-South Coast County, Winter

EMFAC Off-Model Adjustment Factors for Gasoline Light Duty Vehicle to Account for the SAFE Vehicle Rule Not Applied

tblEnergyUse	T24E	38.29	63.73
tblEnergyUse	T24E	36.21	64.46
tblEnergyUse	T24NG	5,633.62	0.00
tblEnergyUse	T24NG	10,989.44	0.00
tblFireplaces	FireplaceWoodMass	1,019.20	0.00
tblFireplaces	FireplaceWoodMass	1,019.20	0.00
tblFireplaces	NumberGas	278.80	0.00
tblFireplaces	NumberGas	63.75	0.00
tblFireplaces	NumberNoFireplace	32.80	328.00
tblFireplaces	NumberNoFireplace	7.50	75.00
tblFireplaces	NumberWood	16.40	0.00
tblFireplaces	NumberWood	3.75	0.00
tblGrading	AcresOfGrading	52.00	20.00
tblGrading	AcresOfGrading	39.00	15.00
tblGrading	MaterialExported	0.00	10,000.00
tblLandUse	LandUseSquareFeet	328,000.00	241,581.00
tblLandUse	LandUseSquareFeet	75,000.00	115,982.00
tblLandUse	LandUseSquareFeet	223,600.00	138,625.00
tblLandUse	LotAcreage	8.63	2.32
tblLandUse	LotAcreage	4.69	2.93
tblLandUse	LotAcreage	5.03	1.59
tblProjectCharacteristics	CO2IntensityFactor	390.98	339.11
tblTripsAndVMT	VendorTripNumber	0.00	20.00
tblTripsAndVMT	VendorTripNumber	0.00	6.00
tblTripsAndVMT	VendorTripNumber	0.00	20.00
tblTripsAndVMT	VendorTripNumber	66.00	10.00
tblTripsAndVMT	VendorTripNumber	0.00	10.00
tblTripsAndVMT	VendorTripNumber	0.00	10.00
tblTripsAndVMT	VendorTripNumber	66.00	20.00

Normandie Crossing Specific Plan Project - Los Angeles-South Coast County, Winter

EMFAC Off-Model Adjustment Factors for Gasoline Light Duty Vehicle to Account for the SAFE Vehicle Rule Not Applied

tblTripsAndVMT	WorkerTripNumber	15.00	30.00
tblTripsAndVMT	WorkerTripNumber	18.00	30.00
tblTripsAndVMT	WorkerTripNumber	15.00	30.00
tblTripsAndVMT	WorkerTripNumber	349.00	200.00
tblTripsAndVMT	WorkerTripNumber	15.00	150.00
tblTripsAndVMT	WorkerTripNumber	70.00	150.00
tblTripsAndVMT	WorkerTripNumber	349.00	300.00
tblVehicleTrips	ST_TR	4.91	3.89
tblVehicleTrips	ST_TR	8.14	7.12
tblVehicleTrips	ST_TR	9.10	0.00
tblVehicleTrips	SU_TR	4.09	3.24
tblVehicleTrips	SU_TR	6.28	5.49
tblVehicleTrips	SU_TR	13.60	0.00
tblVehicleTrips	WD_TR	5.44	4.31
tblVehicleTrips	WD_TR	7.32	6.40
tblVehicleTrips	WD_TR	28.82	0.00
tblWoodstoves	NumberCatalytic	16.40	0.00
tblWoodstoves	NumberCatalytic	3.75	0.00
tblWoodstoves	NumberNoncatalytic	16.40	0.00
tblWoodstoves	NumberNoncatalytic	3.75	0.00
tblWoodstoves	WoodstoveWoodMass	999.60	0.00
tblWoodstoves	WoodstoveWoodMass	999.60	0.00

2.0 Emissions Summary

Normandie Crossing Specific Plan Project - Los Angeles-South Coast County, Winter

EMFAC Off-Model Adjustment Factors for Gasoline Light Duty Vehicle to Account for the SAFE Vehicle Rule Not Applied

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					
2024	2.7638	27.4836	22.4960	0.0509	19.0519	1.2325	20.2843	10.0968	1.1339	11.2307	0.0000	5,069.0665	5,069.0665	1.2038	0.3060	5,186.1405
2025	2.2926	13.8636	25.0062	0.0570	3.4814	0.5499	4.0313	0.9262	0.5169	1.4431	0.0000	5,612.6150	5,612.6150	0.6772	0.1202	5,665.3475
2026	11.6032	13.8029	24.7719	0.0561	3.4814	0.5489	4.0303	0.9262	0.5160	1.4422	0.0000	5,524.3968	5,524.3968	0.7996	0.1154	5,575.5820
2027	11.5560	11.0081	24.3159	0.0541	3.4814	0.4903	3.9717	0.9262	0.4553	1.3815	0.0000	5,376.8662	5,376.8662	0.7948	0.1113	5,429.8981
Maximum	**11.6032**	**27.4836**	**25.0062**	**0.0570**	**19.0519**	**1.2325**	**20.2843**	**10.0968**	**1.1339**	**11.2307**	**0.0000**	**5,612.6150**	**5,612.6150**	**1.2038**	**0.3060**	**5,665.3475**

Normandie Crossing Specific Plan Project - Los Angeles-South Coast County, Winter

EMFAC Off-Model Adjustment Factors for Gasoline Light Duty Vehicle to Account for the SAFE Vehicle Rule Not Applied

2.1 Overall Construction (Maximum Daily Emission)

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					
2024	1.1734	5.7287	24.8628	0.0509	8.7789	0.1002	8.8441	4.5985	0.0991	4.6635	0.0000	5,069.0665	5,069.0665	1.2038	0.3060	5,186.1405
2025	1.4290	3.9667	26.5366	0.0570	3.4814	0.1011	3.5825	0.9262	0.0994	1.0256	0.0000	5,612.6150	5,612.6150	0.6772	0.1202	5,665.3475
2026	10.8274	3.9060	27.5129	0.0561	3.4814	0.1001	3.5815	0.9262	0.0985	1.0247	0.0000	5,524.3968	5,524.3968	0.7996	0.1154	5,575.5820
2027	10.7802	2.6251	27.0568	0.0541	3.4814	0.0616	3.5430	0.9262	0.0601	0.9863	0.0000	5,376.8662	5,376.8662	0.7948	0.1113	5,429.8981
Maximum	**10.8274**	**5.7287**	**27.5129**	**0.0570**	**8.7789**	**0.1011**	**8.8441**	**4.5985**	**0.0994**	**4.6635**	**0.0000**	**5,612.6150**	**5,612.6150**	**1.2038**	**0.3060**	**5,665.3475**

	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	**14.20**	**75.47**	**-9.71**	**0.00**	**34.83**	**87.14**	**39.50**	**42.70**	**86.38**	**50.31**	**0.00**	**0.00**	**0.00**	**0.00**	**0.00**	**0.00**

Normandie Crossing Specific Plan Project - Los Angeles-South Coast County, Winter

EMFAC Off-Model Adjustment Factors for Gasoline Light Duty Vehicle to Account for the SAFE Vehicle Rule Not Applied

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	8.7550	0.3831	33.2736	1.7600e-003		0.1845	0.1845		0.1845	0.1845	0.0000	59.9893	59.9893	0.0577	0.0000	61.4305
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	5.3181	5.6063	52.9085	0.1176	14.0153	0.0842	14.0995	3.7337	0.0782	3.8119		12,005.4433	12,005.4433	0.8417	0.5207	12,181.6404
Total	**14.0730**	**5.9894**	**86.1821**	**0.1194**	**14.0153**	**0.2687**	**14.2840**	**3.7337**	**0.2627**	**3.9964**	**0.0000**	**12,065.4326**	**12,065.4326**	**0.8993**	**0.5207**	**12,243.0709**

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	8.7550	0.3831	33.2736	1.7600e-003		0.1845	0.1845		0.1845	0.1845	0.0000	59.9893	59.9893	0.0577	0.0000	61.4305
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	5.3181	5.6063	52.9085	0.1176	14.0153	0.0842	14.0995	3.7337	0.0782	3.8119		12,005.4433	12,005.4433	0.8417	0.5207	12,181.6404
Total	**14.0730**	**5.9894**	**86.1821**	**0.1194**	**14.0153**	**0.2687**	**14.2840**	**3.7337**	**0.2627**	**3.9964**	**0.0000**	**12,065.4326**	**12,065.4326**	**0.8993**	**0.5207**	**12,243.0709**

Normandie Crossing Specific Plan Project - Los Angeles-South Coast County, Winter

EMFAC Off-Model Adjustment Factors for Gasoline Light Duty Vehicle to Account for the SAFE Vehicle Rule Not Applied

	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	Demolition	Demolition	6/30/2024	8/30/2024	6	53	
2	Site Preparation	Site Preparation	8/31/2024	9/30/2024	6	26	
3	Site Grading/Excavation	Grading	10/1/2024	11/29/2024	6	52	
4	Twnhouse & Apartment Foundations and Garages	Building Construction	11/30/2024	9/1/2025	6	236	
5	Paving	Paving	12/2/2026	9/2/2027	6	236	
6	Architectural Coating	Architectural Coating	12/2/2026	9/2/2027	6	236	
7	Twnhouse & Apartment Framing/Rough-In	Building Construction	9/2/2025	12/1/2026	6	391	

Acres of Grading (Site Preparation Phase): 15

Acres of Grading (Grading Phase): 20

Acres of Paving: 1.59

Residential Indoor: 724,065; Residential Outdoor: 241,355; Non-Residential Indoor: 0; Non-Residential Outdoor: 0; Striped Parking Area: 8,318 (Architectural Coating – sqft)

OffRoad Equipment

Phase Name	Offroad Equipment Type	Amount	Usage Hours	Horse Power	Load Factor
Architectural Coating	Air Compressors	1	6.00	78	0.48
Demolition	Concrete/Industrial Saws	1	8.00	81	0.73
Twnhouse & Apartment Foundations and Garages	Cranes	1	7.00	231	0.29
Demolition	Excavators	3	8.00	158	0.38

Normandie Crossing Specific Plan Project - Los Angeles-South Coast County, Winter

EMFAC Off-Model Adjustment Factors for Gasoline Light Duty Vehicle to Account for the SAFE Vehicle Rule Not Applied

Site Grading/Excavation	Excavators	1	8.00	158	0.38
Twnhouse & Apartment Foundations and Garages	Forklifts	3	8.00	89	0.20
Twnhouse & Apartment Foundations and Garages	Generator Sets	1	8.00	84	0.74
Site Grading/Excavation	Graders	1	8.00	187	0.41
Paving	Pavers	2	8.00	130	0.42
Paving	Paving Equipment	2	8.00	132	0.36
Paving	Rollers	2	8.00	80	0.38
Demolition	Rubber Tired Dozers	2	8.00	247	0.40
Site Grading/Excavation	Rubber Tired Dozers	1	8.00	247	0.40
Site Preparation	Rubber Tired Dozers	3	8.00	247	0.40
Twnhouse & Apartment Foundations and Garages	Tractors/Loaders/Backhoes	3	7.00	97	0.37
Site Grading/Excavation	Tractors/Loaders/Backhoes	3	8.00	97	0.37
Site Preparation	Tractors/Loaders/Backhoes	4	8.00	97	0.37
Twnhouse & Apartment Foundations and Garages	Welders	1	8.00	46	0.45
Twnhouse & Apartment Framing/Rough-In	Cranes	1	7.00	231	0.29
Twnhouse & Apartment Framing/Rough-In	Forklifts	3	8.00	89	0.20
Twnhouse & Apartment Framing/Rough-In	Generator Sets	1	8.00	84	0.74
Twnhouse & Apartment Framing/Rough-In	Tractors/Loaders/Backhoes	3	7.00	97	0.37
Twnhouse & Apartment Framing/Rough-In	Welders	1	8.00	46	0.45

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
Demolition	6	30.00	20.00	525.00	14.70	6.90	20.00	LD_Mix	HDT_Mix	HHDT
Site Preparation	7	30.00	6.00	0.00	14.70	6.90	20.00	LD_Mix	HDT_Mix	HHDT
Site Grading/Excavation	6	30.00	20.00	1,250.00	14.70	6.90	20.00	LD_Mix	HDT_Mix	HHDT

EMFAC Off-Model Adjustment Factors for Gasoline Light Duty Vehicle to Account for the SAFE Vehicle Rule Not Applied

Twnhouse & Apartment Foundation	9	200.00	10.00	0.00	14.70	6.90	20.00	LD_Mix	HDT_Mix	HHDT
Paving	6	150.00	10.00	0.00	14.70	6.90	20.00	LD_Mix	HDT_Mix	HHDT
Architectural Coating	1	150.00	10.00	0.00	14.70	6.90	20.00	LD_Mix	HDT_Mix	HHDT
Twnhouse & Apartment Framing/R	9	300.00	20.00	0.00	14.70	6.90	20.00	LD_Mix	HDT_Mix	HHDT

3.1 Mitigation Measures Construction

Use Cleaner Engines for Construction Equipment

Water Exposed Area

3.2 Demolition - 2024

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					2.1437	0.0000	2.1437	0.3246	0.0000	0.3246			0.0000			0.0000
Off-Road	2.2437	20.8781	19.7073	0.0388		0.9602	0.9602		0.8922	0.8922		3,747.4228	3,747.4228	1.0485		3,773.6345
Total	**2.2437**	**20.8781**	**19.7073**	**0.0388**	**2.1437**	**0.9602**	**3.1039**	**0.3246**	**0.8922**	**1.2168**		**3,747.4228**	**3,747.4228**	**1.0485**		**3,773.6345**

Normandie Crossing Specific Plan Project - Los Angeles-South Coast County, Winter

EMFAC Off-Model Adjustment Factors for Gasoline Light Duty Vehicle to Account for the SAFE Vehicle Rule Not Applied

3.2 Demolition - 2024

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	0.0200	1.3531	0.3558	5.7100e-003	0.1734	8.2400e-003	0.1816	0.0475	7.8800e-003	0.0554		628.2531	628.2531	0.0353	0.0998	658.8784
Vendor	0.0215	0.8054	0.3003	3.6700e-003	0.1281	3.9100e-003	0.1320	0.0369	3.7400e-003	0.0406		395.2287	395.2287	0.0134	0.0569	412.5305
Worker	0.0964	0.0660	0.9269	2.7300e-003	0.3353	1.9300e-003	0.3373	0.0889	1.7800e-003	0.0907		276.1769	276.1769	6.9500e-003	6.8800e-003	278.3994
Total	**0.1379**	**2.2245**	**1.5830**	**0.0121**	**0.6368**	**0.0141**	**0.6509**	**0.1734**	**0.0134**	**0.1868**		**1,299.6587**	**1,299.6587**	**0.0557**	**0.1636**	**1,349.8082**

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					0.9647	0.0000	0.9647	0.1461	0.0000	0.1461			0.0000			0.0000
Off-Road	0.4623	2.0032	23.2798	0.0388		0.0616	0.0616		0.0616	0.0616	0.0000	3,747.4228	3,747.4228	1.0485		3,773.6345
Total	**0.4623**	**2.0032**	**23.2798**	**0.0388**	**0.9647**	**0.0616**	**1.0263**	**0.1461**	**0.0616**	**0.2077**	**0.0000**	**3,747.4228**	**3,747.4228**	**1.0485**		**3,773.6345**

Normandie Crossing Specific Plan Project - Los Angeles-South Coast County, Winter

EMFAC Off-Model Adjustment Factors for Gasoline Light Duty Vehicle to Account for the SAFE Vehicle Rule Not Applied

3.2 Demolition - 2024

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	0.0200	1.3531	0.3558	5.7100e-003	0.1734	8.2400e-003	0.1816	0.0475	7.8800e-003	0.0554		628.2531	628.2531	0.0353	0.0998	658.8784
Vendor	0.0215	0.8054	0.3003	3.6700e-003	0.1281	3.9100e-003	0.1320	0.0369	3.7400e-003	0.0406		395.2287	395.2287	0.0134	0.0569	412.5305
Worker	0.0964	0.0660	0.9269	2.7300e-003	0.3353	1.9300e-003	0.3373	0.0889	1.7800e-003	0.0907		276.1769	276.1769	6.9500e-003	6.8800e-003	278.3994
Total	**0.1379**	**2.2245**	**1.5830**	**0.0121**	**0.6368**	**0.0141**	**0.6509**	**0.1734**	**0.0134**	**0.1868**		**1,299.6587**	**1,299.6587**	**0.0557**	**0.1636**	**1,349.8082**

3.3 Site Preparation - 2024

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					18.6781	0.0000	18.6781	9.9968	0.0000	9.9968			0.0000			0.0000
Off-Road	2.6609	27.1760	18.3356	0.0381		1.2294	1.2294		1.1310	1.1310		3,688.0100	3,688.0100	1.1928		3,717.8294
Total	**2.6609**	**27.1760**	**18.3356**	**0.0381**	**18.6781**	**1.2294**	**19.9074**	**9.9968**	**1.1310**	**11.1278**		**3,688.0100**	**3,688.0100**	**1.1928**		**3,717.8294**

Normandie Crossing Specific Plan Project - Los Angeles-South Coast County, Winter

EMFAC Off-Model Adjustment Factors for Gasoline Light Duty Vehicle to Account for the SAFE Vehicle Rule Not Applied

3.3 Site Preparation - 2024

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
Vendor	6.4500e-003	0.2416	0.0901	1.1000e-003	0.0384	1.1700e-003	0.0396	0.0111	1.1200e-003	0.0122		118.5686	118.5686	4.0200e-003	0.0171	123.7591
Worker	0.0964	0.0660	0.9269	2.7300e-003	0.3353	1.9300e-003	0.3373	0.0889	1.7800e-003	0.0907		276.1769	276.1769	6.9500e-003	6.8800e-003	278.3994
Total	**0.1029**	**0.3076**	**1.0169**	**3.8300e-003**	**0.3738**	**3.1000e-003**	**0.3769**	**0.1000**	**2.9000e-003**	**0.1029**		**394.7455**	**394.7455**	**0.0110**	**0.0240**	**402.1585**

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					8.4051	0.0000	8.4051	4.4985	0.0000	4.4985			0.0000			0.0000
Off-Road	0.4656	2.0175	20.8690	0.0381		0.0621	0.0621		0.0621	0.0621	0.0000	3,688.0100	3,688.0100	1.1928		3,717.8294
Total	**0.4656**	**2.0175**	**20.8690**	**0.0381**	**8.4051**	**0.0621**	**8.4672**	**4.4985**	**0.0621**	**4.5606**	**0.0000**	**3,688.0100**	**3,688.0100**	**1.1928**		**3,717.8294**

Normandie Crossing Specific Plan Project - Los Angeles-South Coast County, Winter

EMFAC Off-Model Adjustment Factors for Gasoline Light Duty Vehicle to Account for the SAFE Vehicle Rule Not Applied

3.3 Site Preparation - 2024

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
Vendor	6.4500e-003	0.2416	0.0901	1.1000e-003	0.0384	1.1700e-003	0.0396	0.0111	1.1200e-003	0.0122		118.5686	118.5686	4.0200e-003	0.0171	123.7591
Worker	0.0964	0.0660	0.9269	2.7300e-003	0.3353	1.9300e-003	0.3373	0.0889	1.7800e-003	0.0907		276.1769	276.1769	6.9500e-003	6.8800e-003	278.3994
Total	**0.1029**	**0.3076**	**1.0169**	**3.8300e-003**	**0.3738**	**3.1000e-003**	**0.3769**	**0.1000**	**2.9000e-003**	**0.1029**		**394.7455**	**394.7455**	**0.0110**	**0.0240**	**402.1585**

3.4 Site Grading/Excavation - 2024

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					6.4517	0.0000	6.4517	3.3576	0.0000	3.3576			0.0000			0.0000
Off-Road	1.6617	17.0310	14.7594	0.0297		0.7244	0.7244		0.6665	0.6665		2,873.0541	2,873.0541	0.9292		2,896.2842
Total	**1.6617**	**17.0310**	**14.7594**	**0.0297**	**6.4517**	**0.7244**	**7.1761**	**3.3576**	**0.6665**	**4.0240**		**2,873.0541**	**2,873.0541**	**0.9292**		**2,896.2842**

Normandie Crossing Specific Plan Project - Los Angeles-South Coast County, Winter

EMFAC Off-Model Adjustment Factors for Gasoline Light Duty Vehicle to Account for the SAFE Vehicle Rule Not Applied

3.4 Site Grading/Excavation - 2024

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	0.0484	3.2836	0.8634	0.0139	0.4208	0.0200	0.4408	0.1154	0.0191	0.1345		1,524.6069	1,524.6069	0.0857	0.2422	1,598.9265
Vendor	0.0215	0.8054	0.3003	3.6700e-003	0.1281	3.9100e-003	0.1320	0.0369	3.7400e-003	0.0406		395.2287	395.2287	0.0134	0.0569	412.5305
Worker	0.0964	0.0660	0.9269	2.7300e-003	0.3353	1.9300e-003	0.3373	0.0889	1.7800e-003	0.0907		276.1769	276.1769	6.9500e-003	6.8800e-003	278.3994
Total	**0.1663**	**4.1550**	**2.0906**	**0.0203**	**0.8842**	**0.0258**	**0.9101**	**0.2412**	**0.0247**	**0.2658**		**2,196.0125**	**2,196.0125**	**0.1061**	**0.3060**	**2,289.8563**

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					2.9033	0.0000	2.9033	1.5109	0.0000	1.5109			0.0000			0.0000
Off-Road	0.3632	1.5737	17.7527	0.0297		0.0484	0.0484		0.0484	0.0484	0.0000	2,873.0541	2,873.0541	0.9292		2,896.2842
Total	**0.3632**	**1.5737**	**17.7527**	**0.0297**	**2.9033**	**0.0484**	**2.9517**	**1.5109**	**0.0484**	**1.5593**	**0.0000**	**2,873.0541**	**2,873.0541**	**0.9292**		**2,896.2842**

Normandie Crossing Specific Plan Project - Los Angeles-South Coast County, Winter

EMFAC Off-Model Adjustment Factors for Gasoline Light Duty Vehicle to Account for the SAFE Vehicle Rule Not Applied

3.4 Site Grading/Excavation - 2024

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	0.0484	3.2836	0.8634	0.0139	0.4208	0.0200	0.4408	0.1154	0.0191	0.1345		1,524.6069	1,524.6069	0.0857	0.2422	1,598.9265
Vendor	0.0215	0.8054	0.3003	3.6700e-003	0.1281	3.9100e-003	0.1320	0.0369	3.7400e-003	0.0406		395.2287	395.2287	0.0134	0.0569	412.5305
Worker	0.0964	0.0660	0.9269	2.7300e-003	0.3353	1.9300e-003	0.3373	0.0889	1.7800e-003	0.0907		276.1769	276.1769	6.9500e-003	6.8800e-003	278.3994
Total	**0.1663**	**4.1550**	**2.0906**	**0.0203**	**0.8842**	**0.0258**	**0.9101**	**0.2412**	**0.0247**	**0.2658**		**2,196.0125**	**2,196.0125**	**0.1061**	**0.3060**	**2,289.8563**

3.5 Twnhouse & Apartment Foundations and Garages - 2024

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	1.4716	13.4438	16.1668	0.0270		0.6133	0.6133		0.5769	0.5769		2,555.6989	2,555.6989	0.6044		2,570.8077
Total	**1.4716**	**13.4438**	**16.1668**	**0.0270**		**0.6133**	**0.6133**		**0.5769**	**0.5769**		**2,555.6989**	**2,555.6989**	**0.6044**		**2,570.8077**

Normandie Crossing Specific Plan Project - Los Angeles-South Coast County, Winter

EMFAC Off-Model Adjustment Factors for Gasoline Light Duty Vehicle to Account for the SAFE Vehicle Rule Not Applied

3.5 Twnhouse & Apartment Foundations and Garages - 2024

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
Vendor	0.0108	0.4027	0.1502	1.8300e-003	0.0641	1.9500e-003	0.0660	0.0184	1.8700e-003	0.0203		197.6143	197.6143	6.7100e-003	0.0285	206.2652
Worker	0.6428	0.4398	6.1790	0.0182	2.2355	0.0129	2.2484	0.5929	0.0119	0.6047		1,841.1792	1,841.1792	0.0463	0.0458	1,855.9958
Total	**0.6536**	**0.8425**	**6.3292**	**0.0201**	**2.2996**	**0.0148**	**2.3144**	**0.6113**	**0.0137**	**0.6250**		**2,038.7935**	**2,038.7935**	**0.0530**	**0.0743**	**2,062.2610**

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	0.5199	2.6115	17.6271	0.0270		0.0853	0.0853		0.0853	0.0853	0.0000	2,555.6989	2,555.6989	0.6044		2,570.8077
Total	**0.5199**	**2.6115**	**17.6271**	**0.0270**		**0.0853**	**0.0853**		**0.0853**	**0.0853**	**0.0000**	**2,555.6989**	**2,555.6989**	**0.6044**		**2,570.8077**

Normandie Crossing Specific Plan Project - Los Angeles-South Coast County, Winter

EMFAC Off-Model Adjustment Factors for Gasoline Light Duty Vehicle to Account for the SAFE Vehicle Rule Not Applied

3.5 Twnhouse & Apartment Foundations and Garages - 2024

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
Vendor	0.0108	0.4027	0.1502	1.8300e-003	0.0641	1.9500e-003	0.0660	0.0184	1.8700e-003	0.0203		197.6143	197.6143	6.7100e-003	0.0285	206.2652
Worker	0.6428	0.4398	6.1790	0.0182	2.2355	0.0129	2.2484	0.5929	0.0119	0.6047		1,841.1792	1,841.1792	0.0463	0.0458	1,855.9958
Total	**0.6536**	**0.8425**	**6.3292**	**0.0201**	**2.2996**	**0.0148**	**2.3144**	**0.6113**	**0.0137**	**0.6250**		**2,038.7935**	**2,038.7935**	**0.0530**	**0.0743**	**2,062.2610**

3.5 Twnhouse & Apartment Foundations and Garages - 2025

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	1.3674	12.4697	16.0847	0.0270		0.5276	0.5276		0.4963	0.4963		2,556.4744	2,556.4744	0.6010		2,571.4981
Total	**1.3674**	**12.4697**	**16.0847**	**0.0270**		**0.5276**	**0.5276**		**0.4963**	**0.4963**		**2,556.4744**	**2,556.4744**	**0.6010**		**2,571.4981**

Normandie Crossing Specific Plan Project - Los Angeles-South Coast County, Winter

EMFAC Off-Model Adjustment Factors for Gasoline Light Duty Vehicle to Account for the SAFE Vehicle Rule Not Applied

3.5 Twnhouse & Apartment Foundations and Garages - 2025

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
Vendor	0.0104	0.4008	0.1474	1.8000e-003	0.0641	1.9600e-003	0.0660	0.0184	1.8700e-003	0.0203		194.0625	194.0625	6.7500e-003	0.0280	202.5675
Worker	0.6029	0.3949	5.7511	0.0176	2.2355	0.0123	2.2478	0.5929	0.0113	0.6042		1,778.6771	1,778.6771	0.0418	0.0428	1,792.4762
Total	**0.6133**	**0.7957**	**5.8985**	**0.0194**	**2.2996**	**0.0142**	**2.3138**	**0.6113**	**0.0132**	**0.6245**		**1,972.7396**	**1,972.7396**	**0.0486**	**0.0708**	**1,995.0438**

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	0.5038	2.5728	17.6150	0.0270		0.0788	0.0788		0.0788	0.0788	0.0000	2,556.4744	2,556.4744	0.6010		2,571.4981
Total	**0.5038**	**2.5728**	**17.6150**	**0.0270**		**0.0788**	**0.0788**		**0.0788**	**0.0788**	**0.0000**	**2,556.4744**	**2,556.4744**	**0.6010**		**2,571.4981**

Normandie Crossing Specific Plan Project - Los Angeles-South Coast County, Winter

EMFAC Off-Model Adjustment Factors for Gasoline Light Duty Vehicle to Account for the SAFE Vehicle Rule Not Applied

3.5 Twnhouse & Apartment Foundations and Garages - 2025

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
Vendor	0.0104	0.4008	0.1474	1.8000e-003	0.0641	1.9600e-003	0.0660	0.0184	1.8700e-003	0.0203		194.0625	194.0625	6.7500e-003	0.0280	202.5675
Worker	0.6029	0.3949	5.7511	0.0176	2.2355	0.0123	2.2478	0.5929	0.0113	0.6042		1,778.6771	1,778.6771	0.0418	0.0428	1,792.4762
Total	**0.6133**	**0.7957**	**5.8985**	**0.0194**	**2.2996**	**0.0142**	**2.3138**	**0.6113**	**0.0132**	**0.6245**		**1,972.7396**	**1,972.7396**	**0.0486**	**0.0708**	**1,995.0438**

3.6 Paving - 2026

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	0.9152	8.5816	14.5780	0.0228		0.4185	0.4185		0.3850	0.3850		2,206.7452	2,206.7452	0.7137		2,224.5878
Paving	0.0000					0.0000	0.0000		0.0000	0.0000			0.0000			0.0000
Total	**0.9152**	**8.5816**	**14.5780**	**0.0228**		**0.4185**	**0.4185**		**0.3850**	**0.3850**		**2,206.7452**	**2,206.7452**	**0.7137**		**2,224.5878**

Normandie Crossing Specific Plan Project - Los Angeles-South Coast County, Winter

EMFAC Off-Model Adjustment Factors for Gasoline Light Duty Vehicle to Account for the SAFE Vehicle Rule Not Applied

3.6 Paving - 2026

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
Vendor	0.0101	0.3979	0.1453	1.7700e-003	0.0641	1.9500e-003	0.0660	0.0184	1.8700e-003	0.0203		190.4661	190.4661	6.8000e-003	0.0275	198.8219
Worker	0.4266	0.2687	4.0471	0.0128	1.6767	8.7100e-003	1.6854	0.4447	8.0200e-003	0.4527		1,293.4952	1,293.4952	0.0285	0.0302	1,303.2201
Total	**0.4368**	**0.6666**	**4.1924**	**0.0146**	**1.7407**	**0.0107**	**1.7514**	**0.4631**	**9.8900e-003**	**0.4730**		**1,483.9612**	**1,483.9612**	**0.0353**	**0.0577**	**1,502.0420**

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	0.2805	1.2154	17.2957	0.0228		0.0374	0.0374		0.0374	0.0374	0.0000	2,206.7452	2,206.7452	0.7137		2,224.5878
Paving	0.0000					0.0000	0.0000		0.0000	0.0000			0.0000			0.0000
Total	**0.2805**	**1.2154**	**17.2957**	**0.0228**		**0.0374**	**0.0374**		**0.0374**	**0.0374**	**0.0000**	**2,206.7452**	**2,206.7452**	**0.7137**		**2,224.5878**

Normandie Crossing Specific Plan Project - Los Angeles-South Coast County, Winter

EMFAC Off-Model Adjustment Factors for Gasoline Light Duty Vehicle to Account for the SAFE Vehicle Rule Not Applied

3.6 Paving - 2026

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
Vendor	0.0101	0.3979	0.1453	1.7700e-003	0.0641	1.9500e-003	0.0660	0.0184	1.8700e-003	0.0203		190.4661	190.4661	6.8000e-003	0.0275	198.8219
Worker	0.4266	0.2687	4.0471	0.0128	1.6767	8.7100e-003	1.6854	0.4447	8.0200e-003	0.4527		1,293.4952	1,293.4952	0.0285	0.0302	1,303.2201
Total	**0.4368**	**0.6666**	**4.1924**	**0.0146**	**1.7407**	**0.0107**	**1.7514**	**0.4631**	**9.8900e-003**	**0.4730**		**1,483.9612**	**1,483.9612**	**0.0353**	**0.0577**	**1,502.0420**

3.6 Paving - 2027

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	0.9152	8.5816	14.5780	0.0228		0.4185	0.4185		0.3850	0.3850		2,206.7452	2,206.7452	0.7137		2,224.5878
Paving	0.0000					0.0000	0.0000		0.0000	0.0000			0.0000			0.0000
Total	**0.9152**	**8.5816**	**14.5780**	**0.0228**		**0.4185**	**0.4185**		**0.3850**	**0.3850**		**2,206.7452**	**2,206.7452**	**0.7137**		**2,224.5878**

Normandie Crossing Specific Plan Project - Los Angeles-South Coast County, Winter

EMFAC Off-Model Adjustment Factors for Gasoline Light Duty Vehicle to Account for the SAFE Vehicle Rule Not Applied

3.6 Paving - 2027

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
Vendor	9.8900e-003	0.3950	0.1436	1.7300e-003	0.0641	1.9400e-003	0.0660	0.0184	1.8600e-003	0.0203		186.7227	186.7227	6.8100e-003	0.0270	194.9241
Worker	0.4032	0.2455	3.8207	0.0124	1.6767	8.1800e-003	1.6848	0.4447	7.5200e-003	0.4522		1,257.6138	1,257.6138	0.0260	0.0287	1,266.8152
Total	**0.4131**	**0.6405**	**3.9644**	**0.0142**	**1.7407**	**0.0101**	**1.7508**	**0.4631**	**9.3800e-003**	**0.4725**		**1,444.3365**	**1,444.3365**	**0.0329**	**0.0556**	**1,461.7392**

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	0.2805	1.2154	17.2957	0.0228		0.0374	0.0374		0.0374	0.0374	0.0000	2,206.7452	2,206.7452	0.7137		2,224.5878
Paving	0.0000					0.0000	0.0000		0.0000	0.0000			0.0000			0.0000
Total	**0.2805**	**1.2154**	**17.2957**	**0.0228**		**0.0374**	**0.0374**		**0.0374**	**0.0374**	**0.0000**	**2,206.7452**	**2,206.7452**	**0.7137**		**2,224.5878**

Normandie Crossing Specific Plan Project - Los Angeles-South Coast County, Winter

EMFAC Off-Model Adjustment Factors for Gasoline Light Duty Vehicle to Account for the SAFE Vehicle Rule Not Applied

3.6 Paving - 2027

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
Vendor	9.8900e-003	0.3950	0.1436	1.7300e-003	0.0641	1.9400e-003	0.0660	0.0184	1.8600e-003	0.0203		186.7227	186.7227	6.8100e-003	0.0270	194.9241
Worker	0.4032	0.2455	3.8207	0.0124	1.6767	8.1800e-003	1.6848	0.4447	7.5200e-003	0.4522		1,257.6138	1,257.6138	0.0260	0.0287	1,266.8152
Total	**0.4131**	**0.6405**	**3.9644**	**0.0142**	**1.7407**	**0.0101**	**1.7508**	**0.4631**	**9.3800e-003**	**0.4725**		**1,444.3365**	**1,444.3365**	**0.0329**	**0.0556**	**1,461.7392**

3.7 Architectural Coating - 2026

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	9.6437					0.0000	0.0000		0.0000	0.0000			0.0000			0.0000
Off-Road	0.1709	1.1455	1.8091	2.9700e-003		0.0515	0.0515		0.0515	0.0515		281.4481	281.4481	0.0154		281.8319
Total	**9.8146**	**1.1455**	**1.8091**	**2.9700e-003**		**0.0515**	**0.0515**		**0.0515**	**0.0515**		**281.4481**	**281.4481**	**0.0154**		**281.8319**

Normandie Crossing Specific Plan Project - Los Angeles-South Coast County, Winter

EMFAC Off-Model Adjustment Factors for Gasoline Light Duty Vehicle to Account for the SAFE Vehicle Rule Not Applied

3.7 Architectural Coating - 2026

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
Vendor	0.0101	0.3979	0.1453	1.7700e-003	0.0641	1.9500e-003	0.0660	0.0184	1.8700e-003	0.0203		190.4661	190.4661	6.8000e-003	0.0275	198.8219
Worker	0.4266	0.2687	4.0471	0.0128	1.6767	8.7100e-003	1.6854	0.4447	8.0200e-003	0.4527		1,293.4952	1,293.4952	0.0285	0.0302	1,303.2201
Total	**0.4368**	**0.6666**	**4.1924**	**0.0146**	**1.7407**	**0.0107**	**1.7514**	**0.4631**	**9.8900e-003**	**0.4730**		**1,483.9612**	**1,483.9612**	**0.0353**	**0.0577**	**1,502.0420**

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	9.6437					0.0000	0.0000		0.0000	0.0000			0.0000			0.0000
Off-Road	0.0297	0.1288	1.8324	2.9700e-003		3.9600e-003	3.9600e-003		3.9600e-003	3.9600e-003	0.0000	281.4481	281.4481	0.0154		281.8319
Total	**9.6734**	**0.1288**	**1.8324**	**2.9700e-003**		**3.9600e-003**	**3.9600e-003**		**3.9600e-003**	**3.9600e-003**	**0.0000**	**281.4481**	**281.4481**	**0.0154**		**281.8319**

Normandie Crossing Specific Plan Project - Los Angeles-South Coast County, Winter

EMFAC Off-Model Adjustment Factors for Gasoline Light Duty Vehicle to Account for the SAFE Vehicle Rule Not Applied

3.7 Architectural Coating - 2026

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
Vendor	0.0101	0.3979	0.1453	1.7700e-003	0.0641	1.9500e-003	0.0660	0.0184	1.8700e-003	0.0203		190.4661	190.4661	6.8000e-003	0.0275	198.8219
Worker	0.4266	0.2687	4.0471	0.0128	1.6767	8.7100e-003	1.6854	0.4447	8.0200e-003	0.4527		1,293.4952	1,293.4952	0.0285	0.0302	1,303.2201
Total	**0.4368**	**0.6666**	**4.1924**	**0.0146**	**1.7407**	**0.0107**	**1.7514**	**0.4631**	**9.8900e-003**	**0.4730**		**1,483.9612**	**1,483.9612**	**0.0353**	**0.0577**	**1,502.0420**

3.7 Architectural Coating - 2027

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	9.6437					0.0000	0.0000		0.0000	0.0000			0.0000			0.0000
Off-Road	0.1709	1.1455	1.8091	2.9700e-003		0.0515	0.0515		0.0515	0.0515		281.4481	281.4481	0.0154		281.8319
Total	**9.8146**	**1.1455**	**1.8091**	**2.9700e-003**		**0.0515**	**0.0515**		**0.0515**	**0.0515**		**281.4481**	**281.4481**	**0.0154**		**281.8319**

Normandie Crossing Specific Plan Project - Los Angeles-South Coast County, Winter

EMFAC Off-Model Adjustment Factors for Gasoline Light Duty Vehicle to Account for the SAFE Vehicle Rule Not Applied

3.7 Architectural Coating - 2027

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
Vendor	9.8900e-003	0.3950	0.1436	1.7300e-003	0.0641	1.9400e-003	0.0660	0.0184	1.8600e-003	0.0203		186.7227	186.7227	6.8100e-003	0.0270	194.9241
Worker	0.4032	0.2455	3.8207	0.0124	1.6767	8.1800e-003	1.6848	0.4447	7.5200e-003	0.4522		1,257.6138	1,257.6138	0.0260	0.0287	1,266.8152
Total	**0.4131**	**0.6405**	**3.9644**	**0.0142**	**1.7407**	**0.0101**	**1.7508**	**0.4631**	**9.3800e-003**	**0.4725**		**1,444.3365**	**1,444.3365**	**0.0329**	**0.0556**	**1,461.7392**

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	9.6437					0.0000	0.0000		0.0000	0.0000			0.0000			0.0000
Off-Road	0.0297	0.1288	1.8324	2.9700e-003		3.9600e-003	3.9600e-003		3.9600e-003	3.9600e-003	0.0000	281.4481	281.4481	0.0154		281.8319
Total	**9.6734**	**0.1288**	**1.8324**	**2.9700e-003**		**3.9600e-003**	**3.9600e-003**		**3.9600e-003**	**3.9600e-003**	**0.0000**	**281.4481**	**281.4481**	**0.0154**		**281.8319**

Normandie Crossing Specific Plan Project - Los Angeles-South Coast County, Winter

EMFAC Off-Model Adjustment Factors for Gasoline Light Duty Vehicle to Account for the SAFE Vehicle Rule Not Applied

3.7 Architectural Coating - 2027

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
Vendor	9.8900e-003	0.3950	0.1436	1.7300e-003	0.0641	1.9400e-003	0.0660	0.0184	1.8600e-003	0.0203		186.7227	186.7227	6.8100e-003	0.0270	194.9241
Worker	0.4032	0.2455	3.8207	0.0124	1.6767	8.1800e-003	1.6848	0.4447	7.5200e-003	0.4522		1,257.6138	1,257.6138	0.0260	0.0287	1,266.8152
Total	**0.4131**	**0.6405**	**3.9644**	**0.0142**	**1.7407**	**0.0101**	**1.7508**	**0.4631**	**9.3800e-003**	**0.4725**		**1,444.3365**	**1,444.3365**	**0.0329**	**0.0556**	**1,461.7392**

3.8 Twnhouse & Apartment Framing/Rough-In - 2025

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	1.3674	12.4697	16.0847	0.0270		0.5276	0.5276		0.4963	0.4963		2,556.4744	2,556.4744	0.6010		2,571.4981
Total	**1.3674**	**12.4697**	**16.0847**	**0.0270**		**0.5276**	**0.5276**		**0.4963**	**0.4963**		**2,556.4744**	**2,556.4744**	**0.6010**		**2,571.4981**

Normandie Crossing Specific Plan Project - Los Angeles-South Coast County, Winter

EMFAC Off-Model Adjustment Factors for Gasoline Light Duty Vehicle to Account for the SAFE Vehicle Rule Not Applied

3.8 Twnhouse & Apartment Framing/Rough-In - 2025

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
Vendor	0.0208	0.8016	0.2949	3.6000e-003	0.1281	3.9200e-003	0.1320	0.0369	3.7500e-003	0.0406		388.1250	388.1250	0.0135	0.0560	405.1351
Worker	0.9044	0.5923	8.6267	0.0264	3.3533	0.0184	3.3717	0.8893	0.0169	0.9062		2,668.0157	2,668.0157	0.0627	0.0642	2,688.7144
Total	**0.9252**	**1.3939**	**8.9215**	**0.0300**	**3.4814**	**0.0223**	**3.5037**	**0.9262**	**0.0207**	**0.9469**		**3,056.1406**	**3,056.1406**	**0.0762**	**0.1202**	**3,093.8494**

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	0.5038	2.5728	17.6150	0.0270		0.0788	0.0788		0.0788	0.0788	0.0000	2,556.4744	2,556.4744	0.6010		2,571.4981
Total	**0.5038**	**2.5728**	**17.6150**	**0.0270**		**0.0788**	**0.0788**		**0.0788**	**0.0788**	**0.0000**	**2,556.4744**	**2,556.4744**	**0.6010**		**2,571.4981**

Normandie Crossing Specific Plan Project - Los Angeles-South Coast County, Winter

EMFAC Off-Model Adjustment Factors for Gasoline Light Duty Vehicle to Account for the SAFE Vehicle Rule Not Applied

3.8 Twnhouse & Apartment Framing/Rough-In - 2025

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
Vendor	0.0208	0.8016	0.2949	3.6000e-003	0.1281	3.9200e-003	0.1320	0.0369	3.7500e-003	0.0406		388.1250	388.1250	0.0135	0.0560	405.1351
Worker	0.9044	0.5923	8.6267	0.0264	3.3533	0.0184	3.3717	0.8893	0.0169	0.9062		2,668.0157	2,668.0157	0.0627	0.0642	2,688.7144
Total	**0.9252**	**1.3939**	**8.9215**	**0.0300**	**3.4814**	**0.0223**	**3.5037**	**0.9262**	**0.0207**	**0.9469**		**3,056.1406**	**3,056.1406**	**0.0762**	**0.1202**	**3,093.8494**

3.8 Twnhouse & Apartment Framing/Rough-In - 2026

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	1.3674	12.4697	16.0847	0.0270		0.5276	0.5276		0.4963	0.4963		2,556.4744	2,556.4744	0.6010		2,571.4981
Total	**1.3674**	**12.4697**	**16.0847**	**0.0270**		**0.5276**	**0.5276**		**0.4963**	**0.4963**		**2,556.4744**	**2,556.4744**	**0.6010**		**2,571.4981**

Normandie Crossing Specific Plan Project - Los Angeles-South Coast County, Winter

EMFAC Off-Model Adjustment Factors for Gasoline Light Duty Vehicle to Account for the SAFE Vehicle Rule Not Applied

3.8 Twnhouse & Apartment Framing/Rough-In - 2026

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
Vendor	0.0203	0.7958	0.2907	3.5300e-003	0.1281	3.9100e-003	0.1320	0.0369	3.7400e-003	0.0406		380.9321	380.9321	0.0136	0.0549	397.6438
Worker	0.8533	0.5374	8.0941	0.0256	3.3533	0.0174	3.3707	0.8893	0.0160	0.9054		2,586.9904	2,586.9904	0.0570	0.0605	2,606.4402
Total	**0.8735**	**1.3332**	**8.3848**	**0.0291**	**3.4814**	**0.0213**	**3.5027**	**0.9262**	**0.0198**	**0.9460**		**2,967.9225**	**2,967.9225**	**0.0706**	**0.1154**	**3,004.0839**

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	0.5038	2.5728	17.6150	0.0270		0.0788	0.0788		0.0788	0.0788	0.0000	2,556.4744	2,556.4744	0.6010		2,571.4981
Total	**0.5038**	**2.5728**	**17.6150**	**0.0270**		**0.0788**	**0.0788**		**0.0788**	**0.0788**	**0.0000**	**2,556.4744**	**2,556.4744**	**0.6010**		**2,571.4981**

Normandie Crossing Specific Plan Project - Los Angeles-South Coast County, Winter

EMFAC Off-Model Adjustment Factors for Gasoline Light Duty Vehicle to Account for the SAFE Vehicle Rule Not Applied

3.8 Twnhouse & Apartment Framing/Rough-In - 2026

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
Vendor	0.0203	0.7958	0.2907	3.5300e-003	0.1281	3.9100e-003	0.1320	0.0369	3.7400e-003	0.0406		380.9321	380.9321	0.0136	0.0549	397.6438
Worker	0.8533	0.5374	8.0941	0.0256	3.3533	0.0174	3.3707	0.8893	0.0160	0.9054		2,586.9904	2,586.9904	0.0570	0.0605	2,606.4402
Total	**0.8735**	**1.3332**	**8.3848**	**0.0291**	**3.4814**	**0.0213**	**3.5027**	**0.9262**	**0.0198**	**0.9460**		**2,967.9225**	**2,967.9225**	**0.0706**	**0.1154**	**3,004.0839**

4.0 Operational Detail - Mobile

4.1 Mitigation Measures Mobile

Normandie Crossing Specific Plan Project - Los Angeles-South Coast County, Winter

EMFAC Off-Model Adjustment Factors for Gasoline Light Duty Vehicle to Account for the SAFE Vehicle Rule Not Applied

	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	5.3181	5.6063	52.9085	0.1176	14.0153	0.0842	14.0995	3.7337	0.0782	3.8119		12,005.4433	12,005.4433	0.8417	0.5207	12,181.6404
Unmitigated	5.3181	5.6063	52.9085	0.1176	14.0153	0.0842	14.0995	3.7337	0.0782	3.8119		12,005.4433	12,005.4433	0.8417	0.5207	12,181.6404

4.2 Trip Summary Information

	Average Daily Trip Rate			Unmitigated	Mitigated
Land Use	Weekday	Saturday	Sunday	Annual VMT	Annual VMT
Apartments Mid Rise	1,413.68	1,275.92	1062.72	4,592,184	4,592,184
Condo/Townhouse	480.00	534.00	411.75	1,633,277	1,633,277
Enclosed Parking with Elevator	0.00	0.00	0.00		
Recreational Swimming Pool	0.00	0.00	0.00		
Total	1,893.68	1,809.92	1,474.47	6,225,460	6,225,460

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
Apartments Mid Rise	14.70	5.90	8.70	40.20	19.20	40.60	86	11	3
Condo/Townhouse	14.70	5.90	8.70	40.20	19.20	40.60	86	11	3
Enclosed Parking with Elevator	16.60	8.40	6.90	0.00	0.00	0.00	0	0	0
Recreational Swimming Pool	16.60	8.40	6.90	33.00	48.00	19.00	52	39	9

4.4 Fleet Mix

Normandie Crossing Specific Plan Project - Los Angeles-South Coast County, Winter

EMFAC Off-Model Adjustment Factors for Gasoline Light Duty Vehicle to Account for the SAFE Vehicle Rule Not Applied

Land Use	LDA	LDT1	LDT2	MDV	LHD1	LHD2	MHD	HHD	OBUS	UBUS	MCY	SBUS	MH
Apartments Mid Rise	0.535658	0.065965	0.190922	0.126434	0.023737	0.006642	0.011305	0.008056	0.000938	0.000585	0.025742	0.000711	0.003305
Condo/Townhouse	0.535658	0.065965	0.190922	0.126434	0.023737	0.006642	0.011305	0.008056	0.000938	0.000585	0.025742	0.000711	0.003305
Enclosed Parking with Elevator	0.535658	0.065965	0.190922	0.126434	0.023737	0.006642	0.011305	0.008056	0.000938	0.000585	0.025742	0.000711	0.003305
Recreational Swimming Pool	0.535658	0.065965	0.190922	0.126434	0.023737	0.006642	0.011305	0.008056	0.000938	0.000585	0.025742	0.000711	0.003305

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

Normandie Crossing Specific Plan Project - Los Angeles-South Coast County, Winter

EMFAC Off-Model Adjustment Factors for Gasoline Light Duty Vehicle to Account for the SAFE Vehicle Rule Not Applied

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					
Apartments Mid Rise	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
Condo/Townhouse	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
Enclosed Parking with Elevator	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
Recreational Swimming Pool	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**

Normandie Crossing Specific Plan Project - Los Angeles-South Coast County, Winter

EMFAC Off-Model Adjustment Factors for Gasoline Light Duty Vehicle to Account for the SAFE Vehicle Rule Not Applied

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					
Apartments Mid Rise	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
Condo/Townhouse	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
Enclosed Parking with Elevator	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
Recreational Swimming Pool	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

Normandie Crossing Specific Plan Project - Los Angeles-South Coast County, Winter

EMFAC Off-Model Adjustment Factors for Gasoline Light Duty Vehicle to Account for the SAFE Vehicle Rule Not Applied

	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	8.7550	0.3831	33.2736	1.7600e-003		0.1845	0.1845		0.1845	0.1845	0.0000	59.9893	59.9893	0.0577	0.0000	61.4305
Unmitigated	8.7550	0.3831	33.2736	1.7600e-003		0.1845	0.1845		0.1845	0.1845	0.0000	59.9893	59.9893	0.0577	0.0000	61.4305

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	0.6235					0.0000	0.0000		0.0000	0.0000			0.0000			0.0000
Consumer Products	7.1289					0.0000	0.0000		0.0000	0.0000			0.0000			0.0000
Hearth	0.0000	0.0000	0.0000	0.0000		0.0000	0.0000		0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Landscaping	1.0026	0.3831	33.2736	1.7600e-003		0.1845	0.1845		0.1845	0.1845		59.9893	59.9893	0.0577		61.4305
Total	**8.7550**	**0.3831**	**33.2736**	**1.7600e-003**		**0.1845**	**0.1845**		**0.1845**	**0.1845**	**0.0000**	**59.9893**	**59.9893**	**0.0577**	**0.0000**	**61.4305**

Normandie Crossing Specific Plan Project - Los Angeles-South Coast County, Winter

EMFAC Off-Model Adjustment Factors for Gasoline Light Duty Vehicle to Account for the SAFE Vehicle Rule Not Applied

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	0.6235					0.0000	0.0000		0.0000	0.0000			0.0000			0.0000
Consumer Products	7.1289					0.0000	0.0000		0.0000	0.0000			0.0000			0.0000
Hearth	0.0000	0.0000	0.0000	0.0000		0.0000	0.0000		0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Landscaping	1.0026	0.3831	33.2736	1.7600e-003		0.1845	0.1845		0.1845	0.1845		59.9893	59.9893	0.0577		61.4305
Total	**8.7550**	**0.3831**	**33.2736**	**1.7600e-003**		**0.1845**	**0.1845**		**0.1845**	**0.1845**	**0.0000**	**59.9893**	**59.9893**	**0.0577**	**0.0000**	**61.4305**

7.0 Water Detail

7.1 Mitigation Measures Water

Normandie Crossing Specific Plan Project - Los Angeles-South Coast County, Winter

EMFAC Off-Model Adjustment Factors for Gasoline Light Duty Vehicle to Account for the SAFE Vehicle Rule Not Applied

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

APPENDIX B
CONSISTENCY WITH CITY OF GARDENA CLIMATE ACTION PLAN

Appendix B. Consistency with City of Gardena Climate Action Plan
Normandie Crossing Specific Plan Project
Gardena, California

Strategy	Goal	Goals	Consistency Analysis
Land Use and Transportation	A	Accelerate the market for EV vehicles	Consistent. The proposed Project will comply with California Green Building Standards Code, Title 24, Part 11, of the California Code of Regulations for electric vehicle (EV) charging design. This is anticipated to provide 10% of parking stalls to be EV capable, 25% of parking stalls to be EV ready with Level 2 EV charging receptacles, and 5% of parking stalls to be equipped with Level 2 EV chargers. The exact design may vary from this in compliance with the California Green Building Standards Code.
	B	Encourage ride-sharing	Consistent. The Project will enable pick-up and drop-off for ride-sharing services via the space with surface parking spaces next to the lobby.
	C	Encourage transit usage	Consistent. There is a Bus service provided by GTrans Lines 1X and 4 which is accessible to Project residents and can connect residents to major transit hubs and destinations.
	D	Adopt active transporation initiatives	Consistent. The Project will encourage biking and walking by providing permanent designated bicycle storage areas and walking paths within the Project area.
	E	Parking strategies	Consistent. Vehicle parking for the Apartment Building would be unbundled and provided at a rate of one space per unit (minimum of 328 spaces) in addition to five guest spaces and additional tandem spaces (minimum of 66 spaces) that can be leased as a pair (i.e., tandem spaces must be rented to the same unit). For the Townhomes two spaces per unit and 10 guest spaces would be provided.
	F	Organizational strategies	Consistent. The Bus service provided by GTrans Lines 1X and 4 connects to major transit hubs and destinations, which facilitates the combined walking, biking, and transit trip generation credit for the Project and helps promote a culture of transit use by Project residents.
	G	Land use strategies	Consistent. The residential development is planned to be built at a density of 66 dwelling units per acre.
	H	Digital technology strategies	Consistent. The proposed Project will not conflict with the development and deployment of digital technologies in the City of Gardena.
Energy Efficiency	A	Increase energy efficiency in existing residential units	Not Applicable. The proposed Project does not involve existing residential units.
	B	Increase energy efficiency in new residential developments	Consistent. The proposed Project will meet the 2022 Title 24 Part 6 building code and Title 24 Part 11 (CalGreen) standards.
	C	Increase energy efficiency in existing commercial units	Not Applicable. The proposed Project is replacing 106,100 sqft of warehouse buildings with accessory offices and surface parking.

Appendix B. Consistency with City of Gardena Climate Action Plan
Normandie Crossing Specific Plan Project
Gardena, California

Strategy	Goal	Goals	Consistency Analysis
Energy Efficiency	D	Increase energy efficiency in new commercial developments	Not Applicable. The proposed Project is a new residential development.
	E	Increase energy efficiency through water efficiency	Consistent. The Project is expected comply with the California Green Building Code, which requires that indoor potable water use be reduced by 20 percent through the use of water saving fixtures and/or flow restrictors.
	F	Decrease energy demand through reducing urban heat island effect	Consistent. The residential apartments are planned to be built up over 7 levels with parking included within those levels. The townhomes will be limited to about 3 acres of the overall site area. This design will limit the urban sprawl of the development.
	G	Participate in education, outreach, and planning for energy efficiency	Not Applicable. The proposed Project is a new residential development, so would not be directly involved in planning for energy efficiency.
	H	Increase energy efficiency in municipal buildings	Not Applicable. The proposed Project is a new residential development.
	I	Increase energy efficiency in city infrastructure	Not Applicable. The proposed Project is a new residential development.
	J	Reduce energy consumption in the long term	Consistent. New residential buildings will meet the 2022 Title 24 Part 6 building code.
Solid Waste	A	Increase Diversion and Reduction of Residential Waste	Consistent. The Project is expected to comply with the state's waste diversion goals.
	B	Increase Diversion and Reduction of Commercial Waste	Not Applicable. The proposed Project is a new residential development.
	C	Reduce and Divert Municipal Waste	Not Applicable. The proposed Project is a new residential development.
Urban Greening	A	Increase and maintain urban greening in the community	Consistent. The proposed Project design includes landscaping with trees and courtyard space.
	B	Increase and maintain urban greening in municipal facilities	Not Applicable. The proposed Project does not involve municipal facilities.
Energy Generation & Storage	A	Support energy generation and storage in the community	Consistent. The proposed Project will comply with California Green Building Standards Code, Title 24, Part 11, of the California Code of Regulations for electric vehicle (EV) charging design. This is anticipated to provide 10% of parking stalls to be EV capable, 25% of parking stalls to be EV ready with Level 2 EV charging receptacles, and 5% of parking stalls to be equipped with Level 2 EV chargers. The exact design may vary from this in compliance with the California Green Building Standards Code. In addtion, a portion of the parking garage roof is dedicated for solar-ready rooftops.

APPENDIX C
CONSISTENCY WITH CARB 2022 SCOPING PLAN UPDATE

Priority Areas	Key Project Attributes	Consistency Analysis
Transportation and Electrification	Provides EV charging infrastructure that, at minimum, meets the most ambitious voluntary standard in the California Green Building Standards Code at the time of project approval	Consistent. The proposed Project will comply with California Green Building Standards Code, Title 24, Part 11, of the California Code of Regulations for electric vehicle (EV) charging design. This is anticipated to provide 10% of parking stalls to be EV capable, 25% of parking stalls to be EV ready with Level 2 EV charging receptacles, and 5% of parking stalls to be equipped with Level 2 EV chargers. The exact design may vary from this in compliance with the California Green Building Standards Code.
VMT Reduction	Is located on infill sites that are surrounded by existing urban uses and reuses or redevelops previously undeveloped or underutilized land that is presently served by existing utilities and essential public services (e.g., transit, streets, water, sewer)	Consistent. The Project is in an infill location and is surrounded by developed land. The residential apartments are planned to be built up over 7 levels with parking included within those levels. The townhomes will be limited to about 3 acres of the overall site area. This design will limit the urban sprawl of the development.
	Does not result in the loss or conversion of natural and working lands	Consistent. The proposed Project is a new residential development in an existing developed area. The proposed Project design includes landscaping with trees and courtyard space.
	Consists of transit-supportive densities (minimum of 20 residential dwelling units per acre), or Is in proximity to existing transit stops (within a half mile), or Satisfies more detailed and stringent criteria specified in the region's SCS	Consistent. The Project is in an infill location and is accessible to transit via bus service provided by GTrans Lines 1X and 4, which can connect Project residents to major transit hubs and destinations. In addition, the Project would provide units at a density of 77 dwelling units per acre.
	Reduces parking requirements by: - Eliminating parking requirements or including maximum allowable parking ratios (i.e., the ratio of parking spaces to residential units or square feet); or - Providing residential parking supply at a ratio of less than one parking space per dwelling unit; or - For multifamily residential development, requiring parking costs to be unbundled from costs to rent or own a residential unit.	Consistent. Vehicle parking for the Apartment Building would be unbundled and provided at a rate of one space per unit (minimum of 328 spaces) in addition to five guest spaces and additional tandem spaces (minimum of 66 spaces) that can be leased as a pair (i.e., tandem spaces must be rented to the same unit). For the Townhomes, the Project provides a maximum of two spaces per unit, in addition to no more than 10 guest spaces.
	At least 20 percent of units included are affordable to lower-income residents	Consistent. While the proposed Project will not have 20 percent of units as affordable housing, the Project will include a percentage of affordable housing that meets City requirements.
	Results in no net loss of existing affordable units	Consistent. The proposed Project will be located where there is currently non-residential use.
Building Decarbonization	Uses all-electric appliances without any natural gas connections and does not use propane or other fossil fuels for space heating, water heating, or indoor cooking	Consistent. The proposed Project will meet the 2022 Title 24 Part 6 building code and Title 24 Part 11 (CalGreen) standards. In addition, the Project will be all electric, requiring no natural gas.