

1375 St. Andrews Apartments Project

Environmental Case: ENV-2015-4630-EIR
State Clearinghouse No.: 2016051068

Project Location: 1365–1375 St. Andrews Place, 5604-5632 W. De Longpre Avenue, and 5605-5607 W. Fernwood Avenue, Los Angeles, CA 90028

Community Plan Area: Hollywood

Council District: 13 – O'Farrell

Project Description: The 1375 St. Andrews Apartments Project proposes demolition of two vacant buildings (the Citizens of the World Charter School and a vacant day care facility) which comprise 35,057 square feet of existing buildings on the site, and construction of a new 226,160 square-foot residential building with 185 residential units and 294 on-site parking spaces. The existing theater building located on the Project Site at 5605–5607 Fernwood Avenue and operated by Assistance League of Los Angeles would be maintained on the site and continue operations as part of the Project. No changes are proposed to the interior or exterior of the existing theater building.

The Project would construct an eight-story, 95-foot residential building providing six levels of residential units above a concrete parking structure with two levels above grade and one subterranean level. The first two stories would be wrapped with habitable space along De Longpre Avenue and St. Andrews Place in front of the parking and would contain an entry lobby on the ground floor along De Longpre Avenue. The Project proposes a total of 185 residential units, including 5 studio apartments, 75 one-bedroom apartments, 70 two-bedroom apartments, and 35 three-bedroom apartments. The units range in size from 464 square feet (studio) to 2,162 square feet (three-bedroom apartment).

PREPARED FOR:

The City of Los Angeles
Department of City Planning

PREPARED BY:

EcoTierra Consulting, Inc.

APPLICANT:

1375 St. Andrews LLC

November 2020

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1 INTRODUCTION

This Erratum includes clarifications and minor corrections to the Environmental Impact Report (EIR) for the 1375 St. Andrews Apartments Project (Project). These modifications clarify and refine the EIR and provide supplemental information to the City of Los Angeles (City) decision-makers and the public. CEQA requires recirculation of a Draft EIR only when “significant new information” is added to a Draft EIR after public notice of the availability of the Draft EIR has occurred (refer to California Public Resources Code [PRC] Section 21092.1 and CEQA Guidelines Section 15088.5), but before the EIR is certified. CEQA Guidelines Section 15088.5 specifically states:

New information added to an EIR is not “significant” unless the EIR is changed in a way that deprives the public of a meaningful opportunity to comment upon a substantial adverse environmental effect of the project or a feasible way to mitigate or avoid such an effect (including a feasible project alternative) that the project’s proponents have declined to implement. “Significant new information” requiring recirculation includes, for example, a disclosure showing that:

- A new significant environmental impact would result from the project or from a new mitigation measure proposed to be implemented.*
- A substantial increase in the severity of an environmental impact would result unless mitigation measures are adopted to reduce the impact to a level of insignificance.*
- A feasible project alternative or mitigation measure considerably different from others previously analyzed would clearly lessen the significant environmental impacts of the project, but the project’s proponents decline to adopt it.*
- The draft EIR was so fundamentally and basically inadequate and conclusory in nature that meaningful public review and comment were precluded.*

CEQA Guidelines Section 15088.5 also provides that “[r]ecirculation is not required where the new information added to the EIR merely clarifies or amplifies or makes insignificant modifications in an adequate EIR [...] A decision not to recirculate an EIR must be supported by substantial evidence in the administrative record.”

2 TECHNICAL CORRECTIONS AND CLARIFICATIONS

2.1 AIR QUALITY

The Project's EIR provided an analysis of the Project's construction and operational emissions (Draft EIR, pages IV.B-24 through IV.B-27 and Appendix C to the Draft EIR). The results of the air emission calculations were shown in Tables IV.B-7 and IV.B-8 in Section IV.B Air Quality of the Draft EIR (pages IV.B-25-26 and IV.B-27, respectively). As shown in the Air Quality Worksheets (Appendix C to the Draft EIR), the calculations reflected the size of the residential building as 223,100 square feet. However, the correct size of this building is 226,160 square feet (Draft EIR, p.II-9). Therefore, the regional construction and operational emissions were re-calculated using the correct building size. This Erratum provides a minor correction to the EIR to reflect the revised calculations and the results are shown in revised Tables IV.B-7 and IV.B-8 below (deletions are shown in ~~**bold-strikeout**~~, additions are **bold double underlined**). These tables replace the corresponding tables in the Draft EIR in their entirety. As shown in revised Tables IV.B-7 and IV.B-8, after including this minor correction in building square footage, the construction and operational emissions of the Project would not significantly change, would remain well below SCAQMD thresholds, and impacts would remain less than significant. These refinements neither change the impact conclusions reached in the Draft EIR nor result in the need to recirculate the Draft EIR.

**Revised Table IV.B-7
Estimated Peak Daily Construction Emissions**

Emissions Source	Emissions in Pounds per Day					
	ROG	NO _x	CO	SO _x	PM ₁₀	PM _{2.5}
Demolition						
Fugitive Dust	--	--	--	--	1.60	0.24
Fugitive Dust (Hauling)	--	--	--	--	3.51	0.53
Off-Road Diesel Equipment	2.30	22.68	14.89	0.02	1.29	1.20
On-Road Diesel (Hauling)	0.71	22.97	5.16	0.06	1.38	0.44
Worker Trips	0.07	0.05	0.5863	0.01	0.15	0.04
Total Emissions	3.08	45.70	20.6368	0.09	7.93	2.45
SCAQMD Thresholds	75.00	100.00	550.00	150.00	150.00	55.00
Significant Impact?	No	No	No	No	No	No
Grading/Excavation/Foundation						
Fugitive Dust	--	--	--	--	2.06	1.12
Fugitive Dust (Hauling)	--	--	--	--	0.06	0.01
Off-Road Diesel Equipment	1.62	18.06	9.07	0.02	0.83	0.77
On-Road Diesel (Hauling)	0.89	28.55	6.41	0.07	1.71	0.54
Worker Trips	0.06	0.04	0.44	0.01	0.11	0.03
Total Emissions	2.57	46.65	15.92	0.10	4.77	2.47
SCAQMD Thresholds	75.00	100.00	550.00	150.00	150.00	55.00
Significant Impact?	No	No	No	No	No	No
Building Construction						
Building Construction Off-Road Diesel Equipment	2.27	15.98	13.49	0.02	0.92	0.88
Building Construction Vendor Trips (including concrete trucks for concrete pour)	0.24	8.4954	1.78	0.02	0.32	0.10
Building Construction Worker Trips	0.99	0.72	7.888.58	0.02	2.01	0.54
Paving Off-Road Diesel Equipment	0.35	3.63	3.82	0.01	0.20	0.18
Paving Worker Trips	0.02	0.02	0.1820	0.01	0.06	0.02
Architectural Coatings	10.8397	--	--	--	--	--
Architectural Coating Off-Road Diesel Equipment	0.22	1.53	1.82	0.01	0.09	0.09
Architectural Coatings Worker Trips	0.18	0.12	1.3649	0.01	0.42	0.11
Total Emissions	15.1023	30.4954	30.3331.18	0.10	4.02	1.92
SCAQMD Thresholds	75.00	100.00	550.00	150.00	150.00	55.00
Significant Impact?	No	No	No	No	No	No
Notes: Calculations assume regulatory compliance with SCAQMD Rule 403 – Fugitive Dust. CalEEMod data provided in Appendix 1G to this Erratum EIR. Please refer to the Calculations reflects the higher of either summer or winter mitigated calculation data in the appendix. Note hauling emissions for demolition and grading are provided under separate cover in Appendix C. Winter time emissions are the worst-case emissions and As CalEEMod classifies watering associated with fugitive dust control as “mitigation,” the mitigated emissions are presented herein. However, it should be noted that the Project will not require project-level CEQA mitigation for air quality impacts as fugitive dust control is required through regulatory compliance. Source: Pomeroy Environmental Services, May, 2018 EcoTierra Consulting, 2020.						

**Revised Table IV.B-8
Daily Operational Emissions**

missions Source	Emissions in Pounds per Day					
	ROG	NO _x	CO	SO _x	PM ₁₀	PM _{2.5}
Summertime (Smog Season) Emissions						
Area Sources	5.3238	0.18	15.33	<0.01	0.08	0.08
Energy Demand	0.05	0.43	0.18	<0.01	0.03	0.03
Mobile (Motor Vehicles)	1.64	7.1626	17.92	0.06	4.50	1.24
Total Project Emissions	7.0108	7.76	33.43	0.06	4.61	1.35
<i>Less Existing Project Site Emissions</i>	1.04	2.33	6.66	0.02	1.82	0.50
Project Net Increase	5.976.04	5.43	26.77	0.04	2.79	0.85
SCAQMD Thresholds	55.00	55.00	550.00	150.00	150.00	55.00
Significant Impact?	No	No	No	No	No	No
Wintertime (Non-Smog Season) Emissions						
Area Sources	5.3238	0.18	15.33	<0.01	0.08	0.08
Energy Demand	0.05	0.43	0.18	<0.01	0.03	0.03
Mobile (Motor Vehicles)	1.60	7.27	17.42	0.06	4.50	1.24
Total Project Emissions	6.967.03	7.87	32.93	0.06	4.62	1.36
<i>Less Existing Project Site Emissions</i>	1.03	2.39	6.32	0.02	1.82	0.50
Project Net Increase	5.936.00	5.48	26.60	0.04	2.80	0.86
SCAQMD Thresholds	55.00	55.00	550.00	150.00	150.00	55.00
Significant Impact?	No	No	No	No	No	No
Notes: Column totals may not add due to model rounding. CalEEMod data provided in Appendix 1G to this EIR-Erratum . CalEEMod classifies emission reductions associated with energy efficiency, land use density, transit accessibility and pedestrian accessibility as “mitigation,” and therefore the mitigated emissions are presented herein. However, it should be noted that the Project will not require project-level CEQA mitigation for air quality impacts as improved building energy efficiency is required through regulatory compliance and project location. Source: Pomeroy Environmental Services, May, 2018 EcoTierra Consulting, 2020.						

2.2 NOISE

The Project's EIR provided an analysis of the Project's construction vibration impacts as related to potential building damage (Draft EIR, pages IV.I-28 through IV.I-32). Subsequent to certification of the Project's EIR, minor textual errors in the analysis and associated Mitigation Measure NOI-1 were discovered. An explanation of each of these errors is included below, followed by changes that correspond to the explanations, with deletions shown in ~~bold strikeout~~, and additions shown as **bold double underlined**. These paragraph/table changes replace the corresponding paragraphs/tables in the Draft EIR in their entirety.

- (1) In the analysis of potential construction vibration impacts (Draft EIR, page IV.I-29), the text references construction vibration thresholds (0.20 inches per second for Category III [Non-engineered timber and masonry building], and 0.12 inches per second for historic buildings or buildings that are extremely susceptible to vibration damage). As made clear in the Draft EIR, the City's methodology for vibration impacts relies on Federal Transit Administration (FTA) standards, which is detailed in the Regulatory Framework (Draft EIR, pages IV.1-10 – IV.1-12, IV.1-15), listed under the thresholds discussion (Draft EIR, pages IV.1-18 – IV.1-19), and utilized in the analysis for vibration impacts (Draft EIR, page IV.I-28 – IV.1-34). However, an explicit cross-reference to the table listing these thresholds should be added to the analysis section to provide further clarity. Therefore, a reference to Table IV.I-5 Construction Vibration Damage Criteria (Draft EIR, page IV.I-11), has been added. This clarification neither changes the impact conclusions reached in the Draft EIR nor results in the need to recirculate the Draft EIR.

Revise last paragraph on page IV.I-29, in Section IV.I Noise of the Draft EIR, to read as follows:

The thresholds for potential building damage impacts from Project construction are shown in Table IV.I-5, Construction Vibration Damage Criteria (page IV.I-11). Based on the reference data provided in Table IV.I-11, Table IV.I-12 (Estimated Vibration Levels at Sensitive Receptors) shows that worst-case construction vibration levels at Sensitive Receptor Nos. 1 and 2 would approach the FTA's 0.20 PPV (inches per second) construction vibration criterion for Category III (Non-engineered timber and masonry building), but would not exceed the threshold. Additionally, Sensitive Receptor No. 3 (The Playhouse) could have the potential to exceed the FTA's 0.12 PPV (inches per second) standard for historic buildings or buildings that are extremely susceptible to vibration damage. Worst-case construction vibration levels at Sensitive Receptor No. 4 (Anne Banning Community House) would not have the potential to exceed the FTA's 0.12 PPV (inches per second) standard for historic buildings or buildings that are extremely susceptible to vibration damage. In accordance with the Secretary of Interior Standard 5 and Section 91.3307.1 (Protection Required) of the LAMC, distinctive materials, features, finishes, and construction techniques or examples of craftsmanship that characterize a property would be preserved, and all adjacent property shall be protected from damage during construction and demolition work. Additionally, mitigation measure MM-NOI-1 shall be required, which includes a structure monitoring program during construction activities

to ensure historic resources and adjacent buildings are protected in accordance with regulations. **With compliance with regulatory requirements (i.e., Secretary of Interior Standard 5 and Section 91.3307.1 of the LAMC) and MM-NOI-1 incorporating a structure monitoring program, impacts related to construction vibration damage would be less than significant after mitigation.**

- (2) In Table IV.I-12 (Draft EIR, pages IV.I-31 and 32), the impact conclusion at Receptor Location 3 (The Playhouse) is inconsistent with the analysis and impact conclusion stated in the text of the Draft EIR. The Table text is shown as impacts not exceeding the applicable threshold of significance. A correction has been included in Table IV.I-12 to show that the levels of vibration at this location could exceed the threshold, consistent with the text of the Draft EIR. This correction does not change the conclusion of the construction vibration analysis, which correctly disclosed that: 1) vibration levels could exceed the 0.12 PPV threshold for historic buildings or buildings that are extremely susceptible to vibration damage (Draft EIR, page IV.I-29); 2) mitigation would be required (MM-NOI-1 on Draft EIR, pages IV.1-30 and IV.1-32); and 2) the impact would be less than significant after mitigation (Draft EIR, pages IV.I-30 and IV.1-41). Therefore, this correction merely rectifies a text inconsistency and does not represent a new significant impact not previously disclosed in the EIR.

Revise Table IV.I-12 on pages IV.I-31 and 32, in Section IV.I Noise of the Draft EIR, to read as follows:

**Table IV.I-12
Estimated Vibration Levels at Sensitive Receptors (Building Damage)**

Sensitive Land Uses^a	Distance to Project Site (feet)	Estimated Vibration Levels in VdB	Estimated Vibration Levels in PPV (in/sec)	Exceeds Threshold?
1. Residences to the west	Adjacent ^b	93.7	0.19	No
2. Residences to the south	Adjacent ^b	93.7	0.19	No
3. The Playhouse	10 ^c	98.9	0.35	<u>No-Yes</u>
4. Anne Banning Community House	70	73.6	0.02	No
5. Residences to the south	215	58.9	0.04	No
6. Residences to the southeast	300	54.6	0.002	No

Note: Calculations based on Federal Transit Administration, Transit Noise and Vibration Impact Assessment, Final Report, May 2006.

^a See Figure IV.I-1 (Noise Monitoring and Sensitive Receptor Location Map). These vibration levels are estimates.

^b While the Project includes construction activity up to the property lines of adjacent buildings, this analysis assumes heavy activity would not routinely operate closer than 15 feet from the residential uses and 10 feet from The Playhouse.

^c While the Playhouse is located on the Project Site, proposed construction activity would be approximately 10 feet from the use during worst-case activities.

Source: Pomeroy Environmental Services, June 2018.

- (3) The pre-sets of the vibration monitoring system in Mitigation Measure MM-NOI-1 should be modified and stated as 0.09 inch/second PPV warning level and 0.12 inch/second PPV regulatory level, consistent with the FTA threshold of .12 inch/second PPV for potential vibration impacts on historic buildings, rather than 0.17 inch/second PPV warning level and 0.2 inch/second PPV regulatory level, as shown in the Draft EIR (page IV.I-31). This minor technical correction establishes more stringent monitoring levels than set forth in the Draft EIR does not change the conclusion that the impact would be less than significant after mitigation (Draft EIR, page IV.I-30), and does not result in the need to recirculate the Draft EIR.

Additionally, the duration of vibration monitoring during construction was not specified in Mitigation Measure MM-NOI-1. The potential for significant vibration impact would occur specifically during demolition, excavation, and foundation work, which would include heavy demolition and earthwork equipment. Vibrations from above-ground construction, including the framing and finish work phases, however, would generate substantially less vibration, and do not require vibration monitoring beyond visual surveying. As such, clarification regarding the specific phases of construction for which vibration monitoring is required has been added. This clarification does not change the conclusion of the construction vibration analysis, does not change the conclusion that the impact would be less than significant after mitigation (Draft EIR, page IV.I-30), and does not result in the need to recirculate the Draft EIR.

Revise Mitigation Measure MM-NOI-1, paragraph b) pages IV.I-30 and 31, in Section IV.I Noise of the Draft EIR, to read as follows:

MM-NOI-1. b) The monitoring program shall survey for vertical and horizontal movement, as well as any exceedances of the vibration thresholds established for each building under section (a) above. If the thresholds are met or exceeded, or noticeable structural damage becomes evident to the Project contractor, work shall stop in the area of the affected building until measures have been taken to stabilize the affected building to prevent construction-related damage to the structure. Any necessary repair work would be performed in accordance with the Secretary of the Interior Standards.

The Applicant shall retain the services of a qualified acoustical engineer to review proposed construction equipment and develop and implement a vibration monitoring program capable of documenting the construction-related ground vibration levels at The Playhouse (Sensitive Receptor No. 3) during demolition, excavation, and foundation phases of construction. The vibration monitoring system shall measure and continuously store the peak particle velocity (PPV) in inch/second. Vibration data shall be stored on a one-second interval. The system shall also be programmed for

two preset velocity levels: a warning level of 0.~~1709~~¹⁷⁰⁹ inch/second (PPV) for The Playhouse (Sensitive Receptor No. 3), and a regulatory level of 0.~~2012~~²⁰¹² inch/second (PPV). The system shall also provide real-time alert when the vibration levels exceed the two preset levels.

In the event the warning level above is triggered, the contractor shall identify the source of vibration generation and provide feasible steps to reduce the vibration level, including but not limited to halting/staggering concurrent activities and utilizing lower vibratory techniques.

In the event the regulatory level above is triggered, the contractor shall halt the construction activities in the vicinity of the building and visually inspect the building for any damage. Results of the inspection must be logged. The contractor shall identify the source of vibration generation and provide feasible steps to reduce the vibration level. Construction activities may then restart.

Following the completion of foundation work, visual surveys and crack monitoring shall continue until completion of all remaining above-ground construction.

In the event damage occurs to historic materials due to construction vibration, such materials shall be repaired in kind in a manner that meets the Secretary of the Interior's Standards.

3 CONCLUSION

Based on the analysis presented above, the changes to the EIR set forth in this Erratum do not result in any of the conditions set forth in Section 15088.5 of the CEQA Guidelines requiring recirculation of the Draft EIR. Specifically, the information included in this Erratum does not disclose any new significant impacts or a substantial increase in the severity of an impact already identified in the Draft EIR, nor does it contain significant new information that deprives the public of a meaningful opportunity to comment upon a substantial adverse environmental effect of the Project or a feasible alternative or mitigation measure that the Applicant has declined to adopt. The information added in this Erratum merely clarifies, corrects, adds to, or makes insignificant modifications to information in the EIR. The City has reviewed the information in this Erratum and has determined that it does not change any of the basic findings or conclusions of the EIR, does not constitute “significant new information” pursuant to CEQA Guidelines Section 15088.5, and does not require recirculation of the EIR.

Appendix 1

Air Quality Worksheets

1375 St. Andrews Apts Project - Los Angeles-South Coast County, Summer

1375 St. Andrews Apts 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
Enclosed Parking with Elevator	298.00	Space	0.70	119,200.00	0
Apartment Mid Rise	185.00	Dwelling Unit	1.00	226,160.00	450

1.2 Other Project Characteristics

Urbanization	Urban	Wind Speed (m/s)	2.2	Precipitation Freq (Days)	33
Climate Zone	11			Operational Year	2021
Utility Company	Los Angeles Department of Water & Power				
CO2 Intensity (lb/MWhr)	1227.89	CH4 Intensity (lb/MWhr)	0.029	N2O Intensity (lb/MWhr)	0.006

1.3 User Entered Comments & Non-Default Data

1375 St. Andrews Apts Project - Los Angeles-South Coast County, Summer

Project Characteristics -

Land Use - 185 DU, 226,160 SF Apts. 298 space parking structure. 1.7 ac.

Construction Phase - matching original timing

Off-road Equipment -

Off-road Equipment -

Off-road Equipment -

Off-road Equipment - extra excavator added to match original analysis

Off-road Equipment - Equipment changed to match original analysis

Trips and VMT - Matches original

Demolition - demo hauling detailed in separate run

Grading - Export and hauling detailed in separate run. Export of 25000 and 1.5 graded acres per original run.

Vehicle Trips - Matches TIA and original

Woodstoves - Per original analysis. No woodstoves

Energy Use -

Construction Off-road Equipment Mitigation -

Mobile Land Use Mitigation - CAPCOA reduction measures: increase density (109 du/acre), increase transit accessibility (.5 mi from metro station), improve destination accessibility (7 mi from Downtown), pedestrian network improvement (project site).

Area Mitigation - Assumed no hearths in residential units

Energy Mitigation - Applicant committed to high-efficiency lighting (25% reduction) and energy efficient appliances. 33% renewable energy by 2020 per RPS (SBX1-2).

Water Mitigation - Project compliance with the LA Green Building Code results in a 20% reduction in both indoor and outdoor water use.

Waste Mitigation - In response to AB 341 the City of Los Angeles has achieved a land fill diversion rate of 76.4 percent as of 2013. Therefore, this analysis assumes at least 75% waste will be diverted from landfills.

Table Name	Column Name	Default Value	New Value
tblConstDustMitigation	WaterUnpavedRoadVehicleSpeed	0	15
tblConstructionPhase	NumDays	20.00	22.00
tblConstructionPhase	NumDays	4.00	66.00
tblConstructionPhase	NumDays	200.00	440.00

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tblConstructionPhase	NumDays	10.00	132.00
tblConstructionPhase	NumDays	10.00	44.00
tblFireplaces	FireplaceDayYear	25.00	208.00
tblFireplaces	FireplaceHourDay	3.00	6.00
tblFireplaces	FireplaceWoodMass	1,019.20	0.00
tblFireplaces	NumberGas	157.25	8.00
tblFireplaces	NumberNoFireplace	18.50	8.00
tblFireplaces	NumberWood	9.25	0.00
tblGrading	AcresOfGrading	24.75	1.50
tblGrading	MaterialExported	0.00	25,000.00
tblLandUse	LandUseSquareFeet	185,000.00	226,160.00
tblLandUse	LotAcreage	2.68	0.70
tblLandUse	LotAcreage	4.87	1.00
tblLandUse	Population	529.00	450.00
tblOffRoadEquipment	OffRoadEquipmentUnitAmount	1.00	0.00
tblOffRoadEquipment	OffRoadEquipmentUnitAmount	1.00	0.00
tblOffRoadEquipment	OffRoadEquipmentUnitAmount	1.00	0.00
tblOffRoadEquipment	UsageHours	6.00	0.00
tblOffRoadEquipment	UsageHours	8.00	0.00
tblOffRoadEquipment	UsageHours	8.00	0.00
tblTripsAndVMT	HaulingTripNumber	3,125.00	0.00
tblTripsAndVMT	VendorTripNumber	39.00	50.00
tblTripsAndVMT	VendorVehicleClass	HDT_Mix	HHDT
tblTripsAndVMT	WorkerTripNumber	183.00	178.00
tblVehicleTrips	HO_TTP	40.60	41.00
tblVehicleTrips	HS_TTP	19.20	19.00
tblVehicleTrips	HW_TTP	40.20	40.00

1375 St. Andrews Apts Project - Los Angeles-South Coast County, Summer

tblVehicleTrips	ST_TR	6.39	5.65
tblVehicleTrips	SU_TR	5.86	5.65
tblVehicleTrips	WD_TR	6.65	5.65
tblWoodstoves	NumberCatalytic	9.25	0.00
tblWoodstoves	NumberNoncatalytic	9.25	0.00

2.0 Emissions Summary

1375 St. Andrews Apts Project - Los Angeles-South Coast County, Summer

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					
2019	3.3853	25.1789	23.6169	0.0610	4.6953	1.2875	5.5297	2.5214	1.2029	3.2891	0.0000	6,045.383 7	6,045.383 7	0.6231	0.0000	6,060.961 3
2020	3.0556	23.4812	22.4739	0.0602	2.2919	0.8298	3.1217	0.6106	0.8006	1.4112	0.0000	5,948.557 6	5,948.557 6	0.5918	0.0000	5,963.352 8
2021	14.4925	27.1204	28.8625	0.0729	2.7614	1.0107	3.7721	0.7351	0.9691	1.7042	0.0000	7,186.090 3	7,186.090 3	0.7828	0.0000	7,205.659 1
Maximum	14.4925	27.1204	28.8625	0.0729	4.6953	1.2875	5.5297	2.5214	1.2029	3.2891	0.0000	7,186.090 3	7,186.090 3	0.7828	0.0000	7,205.659 1

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					
2019	3.3853	25.1789	23.6169	0.0610	2.2919	1.2875	3.2464	1.0014	1.2029	1.7691	0.0000	6,045.383 7	6,045.383 7	0.6231	0.0000	6,060.961 3
2020	3.0556	23.4812	22.4739	0.0602	2.2919	0.8298	3.1217	0.6106	0.8006	1.4112	0.0000	5,948.557 6	5,948.557 6	0.5918	0.0000	5,963.352 8
2021	14.4925	27.1204	28.8625	0.0729	2.7614	1.0107	3.7721	0.7351	0.9691	1.7042	0.0000	7,186.090 3	7,186.090 3	0.7828	0.0000	7,205.659 1
Maximum	14.4925	27.1204	28.8625	0.0729	2.7614	1.2875	3.7721	1.0014	1.2029	1.7691	0.0000	7,186.090 3	7,186.090 3	0.7828	0.0000	7,205.659 1

1375 St. Andrews Apts Project - Los Angeles-South Coast County, Summer

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio-CO2	Total CO2	CH4	N2O	CO2e
Percent Reduction	0.00	0.00	0.00	0.00	24.65	0.00	18.38	39.31	0.00	23.73	0.00	0.00	0.00	0.00	0.00	0.00

1375 St. Andrews Apts Project - Los Angeles-South Coast County, Summer

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	5.4143	0.4423	15.4394	2.5000e-003		0.1059	0.1059		0.1059	0.1059	0.0000	366.3709	366.3709	0.0333	6.2100e-003	369.0545
Energy	0.0504	0.4305	0.1832	2.7500e-003		0.0348	0.0348		0.0348	0.0348		549.6000	549.6000	0.0105	0.0101	552.8660
Mobile	2.0272	9.5444	27.8217	0.0960	7.5905	0.0790	7.6695	2.0314	0.0738	2.1052		9,756.4564	9,756.4564	0.5066		9,769.1221
Total	7.4919	10.4172	43.4443	0.1012	7.5905	0.2197	7.8102	2.0314	0.2145	2.2459	0.0000	10,672.4273	10,672.4273	0.5505	0.0163	10,691.0426

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	5.3833	0.1769	15.3264	8.1000e-004		0.0844	0.0844		0.0844	0.0844	0.0000	27.5474	27.5474	0.0268	0.0000	28.2175
Energy	0.0504	0.4305	0.1832	2.7500e-003		0.0348	0.0348		0.0348	0.0348		549.6000	549.6000	0.0105	0.0101	552.8660
Mobile	1.6440	7.1539	17.9094	0.0582	4.4439	0.0489	4.4928	1.1893	0.0456	1.2349		5,923.9954	5,923.9954	0.3262		5,932.1490
Total	7.0777	7.7613	33.4191	0.0618	4.4439	0.1681	4.6120	1.1893	0.1649	1.3542	0.0000	6,501.1427	6,501.1427	0.3635	0.0101	6,513.2325

1375 St. Andrews Apts Project - Los Angeles-South Coast County, Summer

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio-CO2	Total CO2	CH4	N2O	CO2e
Percent Reduction	5.53	25.50	23.08	38.96	41.45	23.48	40.95	41.45	23.14	39.71	0.00	39.08	39.08	33.97	38.12	39.08

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	8/1/2019	8/30/2019	5	22	
2	Grading	Grading	8/31/2019	12/2/2019	5	66	
3	Building Construction	Building Construction	12/3/2019	8/9/2021	5	440	
4	Architectural Coating	Architectural Coating	2/5/2021	8/9/2021	5	132	
5	Paving	Paving	6/9/2021	8/9/2021	5	44	

Acres of Grading (Site Preparation Phase): 0

Acres of Grading (Grading Phase): 1.5

Acres of Paving: 0.7

Residential Indoor: 457,974; Residential Outdoor: 152,658; Non-Residential Indoor: 0; Non-Residential Outdoor: 0; Striped Parking Area: 7,152 (Architectural Coating – sqft)

OffRoad Equipment

1375 St. Andrews Apts Project - Los Angeles-South Coast County, Summer

Phase Name	Offroad Equipment Type	Amount	Usage Hours	Horse Power	Load Factor
Demolition	Concrete/Industrial Saws	1	8.00	81	0.73
Demolition	Rubber Tired Dozers	1	8.00	247	0.40
Demolition	Tractors/Loaders/Backhoes	3	8.00	97	0.37
Grading	Excavators	1	6.00	158	0.38
Grading	Graders	1	6.00	187	0.41
Grading	Rubber Tired Dozers	1	6.00	247	0.40
Grading	Tractors/Loaders/Backhoes	1	7.00	97	0.37
Building Construction	Cranes	1	6.00	231	0.29
Building Construction	Forklifts	1	6.00	89	0.20
Building Construction	Generator Sets	1	8.00	84	0.74
Building Construction	Tractors/Loaders/Backhoes	1	6.00	97	0.37
Building Construction	Welders	3	8.00	46	0.45
Architectural Coating	Air Compressors	1	6.00	78	0.48
Paving	Cement and Mortar Mixers	0	0.00	9	0.56
Paving	Pavers	1	6.00	130	0.42
Paving	Paving Equipment	0	0.00	132	0.36
Paving	Rollers	1	7.00	80	0.38
Paving	Tractors/Loaders/Backhoes	0	0.00	97	0.37

Trips and VMT

1375 St. Andrews Apts Project - Los Angeles-South Coast County, Summer

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	5	13.00	0.00	0.00	14.70	6.90	20.00	LD_Mix	HDT_Mix	HHDT
Grading	4	10.00	0.00	0.00	14.70	6.90	20.00	LD_Mix	HDT_Mix	HHDT
Building Construction	7	178.00	50.00	0.00	14.70	6.90	20.00	LD_Mix	HHDT	HHDT
Architectural Coating	1	37.00	0.00	0.00	14.70	6.90	20.00	LD_Mix	HDT_Mix	HHDT
Paving	2	5.00	0.00	0.00	14.70	6.90	20.00	LD_Mix	HDT_Mix	HHDT

3.1 Mitigation Measures Construction

Water Exposed Area

Reduce Vehicle Speed on Unpaved Roads

3.2 Demolition - 2019**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	2.2950	22.6751	14.8943	0.0241		1.2863	1.2863		1.2017	1.2017		2,360.7198	2,360.7198	0.6011		2,375.7475
Total	2.2950	22.6751	14.8943	0.0241		1.2863	1.2863		1.2017	1.2017		2,360.7198	2,360.7198	0.6011		2,375.7475

1375 St. Andrews Apts Project - Los Angeles-South Coast County, Summer

3.2 Demolition - 2019**Unmitigated Construction Off-Site**

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	lb/day										lb/day					
Hauling	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000		0.0000	0.0000	0.0000		0.0000
Vendor	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000		0.0000	0.0000	0.0000		0.0000
Worker	0.0649	0.0477	0.6268	1.5800e-003	0.1453	1.2500e-003	0.1466	0.0385	1.1500e-003	0.0397		157.6839	157.6839	5.4200e-003		157.8193
Total	0.0649	0.0477	0.6268	1.5800e-003	0.1453	1.2500e-003	0.1466	0.0385	1.1500e-003	0.0397		157.6839	157.6839	5.4200e-003		157.8193

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	2.2950	22.6751	14.8943	0.0241		1.2863	1.2863		1.2017	1.2017	0.0000	2,360.7197	2,360.7197	0.6011		2,375.7475
Total	2.2950	22.6751	14.8943	0.0241		1.2863	1.2863		1.2017	1.2017	0.0000	2,360.7197	2,360.7197	0.6011		2,375.7475

1375 St. Andrews Apts Project - Los Angeles-South Coast County, Summer

3.2 Demolition - 2019**Mitigated Construction Off-Site**

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	lb/day										lb/day					
Hauling	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000		0.0000	0.0000	0.0000		0.0000
Vendor	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000		0.0000	0.0000	0.0000		0.0000
Worker	0.0649	0.0477	0.6268	1.5800e-003	0.1453	1.2500e-003	0.1466	0.0385	1.1500e-003	0.0397		157.6839	157.6839	5.4200e-003		157.8193
Total	0.0649	0.0477	0.6268	1.5800e-003	0.1453	1.2500e-003	0.1466	0.0385	1.1500e-003	0.0397		157.6839	157.6839	5.4200e-003		157.8193

3.3 Grading - 2019**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					4.5835	0.0000	4.5835	2.4918	0.0000	2.4918			0.0000			0.0000
Off-Road	1.6152	18.0471	9.0539	0.0180		0.8335	0.8335		0.7668	0.7668		1,779.7350	1,779.7350	0.5631		1,793.8123
Total	1.6152	18.0471	9.0539	0.0180	4.5835	0.8335	5.4170	2.4918	0.7668	3.2585		1,779.7350	1,779.7350	0.5631		1,793.8123

1375 St. Andrews Apts Project - Los Angeles-South Coast County, Summer

3.3 Grading - 2019**Unmitigated Construction Off-Site**

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	lb/day										lb/day					
Hauling	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000		0.0000	0.0000	0.0000		0.0000
Vendor	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000		0.0000	0.0000	0.0000		0.0000
Worker	0.0500	0.0367	0.4822	1.2200e-003	0.1118	9.6000e-004	0.1127	0.0296	8.9000e-004	0.0305		121.2953	121.2953	4.1700e-003		121.3995
Total	0.0500	0.0367	0.4822	1.2200e-003	0.1118	9.6000e-004	0.1127	0.0296	8.9000e-004	0.0305		121.2953	121.2953	4.1700e-003		121.3995

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					1.7876	0.0000	1.7876	0.9718	0.0000	0.9718			0.0000			0.0000
Off-Road	1.6152	18.0471	9.0539	0.0180		0.8335	0.8335		0.7668	0.7668	0.0000	1,779.7350	1,779.7350	0.5631		1,793.8123
Total	1.6152	18.0471	9.0539	0.0180	1.7876	0.8335	2.6210	0.9718	0.7668	1.7386	0.0000	1,779.7350	1,779.7350	0.5631		1,793.8123

1375 St. Andrews Apts Project - Los Angeles-South Coast County, Summer

3.3 Grading - 2019**Mitigated Construction Off-Site**

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	lb/day										lb/day					
Hauling	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000		0.0000	0.0000	0.0000		0.0000
Vendor	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000		0.0000	0.0000	0.0000		0.0000
Worker	0.0500	0.0367	0.4822	1.2200e-003	0.1118	9.6000e-004	0.1127	0.0296	8.9000e-004	0.0305		121.2953	121.2953	4.1700e-003		121.3995
Total	0.0500	0.0367	0.4822	1.2200e-003	0.1118	9.6000e-004	0.1127	0.0296	8.9000e-004	0.0305		121.2953	121.2953	4.1700e-003		121.3995

3.4 Building Construction - 2019**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	2.2721	15.9802	13.4870	0.0220		0.9158	0.9158		0.8846	0.8846		2,018.0224	2,018.0224	0.3879		2,027.7210
Total	2.2721	15.9802	13.4870	0.0220		0.9158	0.9158		0.8846	0.8846		2,018.0224	2,018.0224	0.3879		2,027.7210

1375 St. Andrews Apts Project - Los Angeles-South Coast County, Summer

3.4 Building Construction - 2019**Unmitigated Construction Off-Site**

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	lb/day										lb/day					
Hauling	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000		0.0000	0.0000	0.0000		0.0000
Vendor	0.2240	8.5452	1.5473	0.0173	0.3023	0.0215	0.3238	0.0829	0.0205	0.1035		1,868.305 2	1,868.305 2	0.1610		1,872.330 1
Worker	0.8892	0.6535	8.5825	0.0217	1.9896	0.0172	2.0068	0.5277	0.0158	0.5435		2,159.056 1	2,159.056 1	0.0742		2,160.910 1
Total	1.1132	9.1987	10.1299	0.0390	2.2919	0.0386	2.3305	0.6106	0.0364	0.6469		4,027.361 3	4,027.361 3	0.2352		4,033.240 3

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	2.2721	15.9802	13.4870	0.0220		0.9158	0.9158		0.8846	0.8846	0.0000	2,018.022 4	2,018.022 4	0.3879		2,027.721 0
Total	2.2721	15.9802	13.4870	0.0220		0.9158	0.9158		0.8846	0.8846	0.0000	2,018.022 4	2,018.022 4	0.3879		2,027.721 0

1375 St. Andrews Apts Project - Los Angeles-South Coast County, Summer

3.4 Building Construction - 2019**Mitigated Construction Off-Site**

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	lb/day										lb/day					
Hauling	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000		0.0000	0.0000	0.0000		0.0000
Vendor	0.2240	8.5452	1.5473	0.0173	0.3023	0.0215	0.3238	0.0829	0.0205	0.1035		1,868.305 2	1,868.305 2	0.1610		1,872.330 1
Worker	0.8892	0.6535	8.5825	0.0217	1.9896	0.0172	2.0068	0.5277	0.0158	0.5435		2,159.056 1	2,159.056 1	0.0742		2,160.910 1
Total	1.1132	9.1987	10.1299	0.0390	2.2919	0.0386	2.3305	0.6106	0.0364	0.6469		4,027.361 3	4,027.361 3	0.2352		4,033.240 3

3.4 Building Construction - 2020**Unmitigated Construction On-Site**

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	lb/day										lb/day					
Off-Road	2.0305	14.7882	13.1881	0.0220		0.7960	0.7960		0.7688	0.7688		2,001.159 5	2,001.159 5	0.3715		2,010.446 7
Total	2.0305	14.7882	13.1881	0.0220		0.7960	0.7960		0.7688	0.7688		2,001.159 5	2,001.159 5	0.3715		2,010.446 7

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3.4 Building Construction - 2020**Unmitigated Construction Off-Site**

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	lb/day										lb/day					
Hauling	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000		0.0000	0.0000	0.0000		0.0000
Vendor	0.2060	8.1102	1.4922	0.0171	0.3023	0.0172	0.3195	0.0829	0.0165	0.0994		1,853.917 2	1,853.917 2	0.1543		1,857.775 1
Worker	0.8192	0.5828	7.7936	0.0210	1.9896	0.0166	2.0063	0.5277	0.0153	0.5430		2,093.480 9	2,093.480 9	0.0660		2,095.131 0
Total	1.0251	8.6930	9.2859	0.0381	2.2919	0.0338	2.3258	0.6106	0.0318	0.6424		3,947.398 1	3,947.398 1	0.2203		3,952.906 0

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	2.0305	14.7882	13.1881	0.0220		0.7960	0.7960		0.7688	0.7688	0.0000	2,001.159 5	2,001.159 5	0.3715		2,010.446 7
Total	2.0305	14.7882	13.1881	0.0220		0.7960	0.7960		0.7688	0.7688	0.0000	2,001.159 5	2,001.159 5	0.3715		2,010.446 7

1375 St. Andrews Apts Project - Los Angeles-South Coast County, Summer

3.4 Building Construction - 2020**Mitigated Construction Off-Site**

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	lb/day										lb/day					
Hauling	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000		0.0000	0.0000	0.0000		0.0000
Vendor	0.2060	8.1102	1.4922	0.0171	0.3023	0.0172	0.3195	0.0829	0.0165	0.0994		1,853.917 2	1,853.917 2	0.1543		1,857.775 1
Worker	0.8192	0.5828	7.7936	0.0210	1.9896	0.0166	2.0063	0.5277	0.0153	0.5430		2,093.480 9	2,093.480 9	0.0660		2,095.131 0
Total	1.0251	8.6930	9.2859	0.0381	2.2919	0.0338	2.3258	0.6106	0.0318	0.6424		3,947.398 1	3,947.398 1	0.2203		3,952.906 0

3.4 Building Construction - 2021**Unmitigated Construction On-Site**

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	lb/day										lb/day					
Off-Road	1.8125	13.6361	12.8994	0.0221		0.6843	0.6843		0.6608	0.6608		2,001.220 0	2,001.220 0	0.3573		2,010.151 7
Total	1.8125	13.6361	12.8994	0.0221		0.6843	0.6843		0.6608	0.6608		2,001.220 0	2,001.220 0	0.3573		2,010.151 7

1375 St. Andrews Apts Project - Los Angeles-South Coast County, Summer

3.4 Building Construction - 2021**Unmitigated Construction Off-Site**

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	lb/day										lb/day					
Hauling	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000		0.0000	0.0000	0.0000		0.0000
Vendor	0.1957	7.6793	1.4606	0.0169	0.3023	0.0154	0.3177	0.0829	0.0147	0.0976		1,834.505 1	1,834.505 1	0.1501		1,838.256 8
Worker	0.7630	0.5245	7.1694	0.0204	1.9896	0.0161	2.0057	0.5277	0.0148	0.5425		2,027.010 3	2,027.010 3	0.0597		2,028.503 5
Total	0.9587	8.2038	8.6299	0.0373	2.2919	0.0315	2.3234	0.6106	0.0295	0.6401		3,861.515 5	3,861.515 5	0.2098		3,866.760 2

Mitigated Construction On-Site

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	lb/day										lb/day					
Off-Road	1.8125	13.6361	12.8994	0.0221		0.6843	0.6843		0.6608	0.6608	0.0000	2,001.220 0	2,001.220 0	0.3573		2,010.151 7
Total	1.8125	13.6361	12.8994	0.0221		0.6843	0.6843		0.6608	0.6608	0.0000	2,001.220 0	2,001.220 0	0.3573		2,010.151 7

1375 St. Andrews Apts Project - Los Angeles-South Coast County, Summer

3.4 Building Construction - 2021**Mitigated Construction Off-Site**

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	lb/day										lb/day					
Hauling	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000		0.0000	0.0000	0.0000		0.0000
Vendor	0.1957	7.6793	1.4606	0.0169	0.3023	0.0154	0.3177	0.0829	0.0147	0.0976		1,834.505 1	1,834.505 1	0.1501		1,838.256 8
Worker	0.7630	0.5245	7.1694	0.0204	1.9896	0.0161	2.0057	0.5277	0.0148	0.5425		2,027.010 3	2,027.010 3	0.0597		2,028.503 5
Total	0.9587	8.2038	8.6299	0.0373	2.2919	0.0315	2.3234	0.6106	0.0295	0.6401		3,861.515 5	3,861.515 5	0.2098		3,866.760 2

3.5 Architectural Coating - 2021**Unmitigated Construction On-Site**

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	lb/day										lb/day					
Archit. Coating	10.9719					0.0000	0.0000		0.0000	0.0000			0.0000			0.0000
Off-Road	0.2189	1.5268	1.8176	2.9700e-003		0.0941	0.0941		0.0941	0.0941		281.4481	281.4481	0.0193		281.9309
Total	11.1908	1.5268	1.8176	2.9700e-003		0.0941	0.0941		0.0941	0.0941		281.4481	281.4481	0.0193		281.9309

1375 St. Andrews Apts Project - Los Angeles-South Coast County, Summer

3.5 Architectural Coating - 2021**Unmitigated Construction Off-Site**

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	lb/day										lb/day					
Hauling	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000		0.0000	0.0000	0.0000		0.0000
Vendor	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000		0.0000	0.0000	0.0000		0.0000
Worker	0.1586	0.1090	1.4903	4.2300e-003	0.4136	3.3400e-003	0.4169	0.1097	3.0800e-003	0.1128		421.3449	421.3449	0.0124		421.6552
Total	0.1586	0.1090	1.4903	4.2300e-003	0.4136	3.3400e-003	0.4169	0.1097	3.0800e-003	0.1128		421.3449	421.3449	0.0124		421.6552

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	10.9719					0.0000	0.0000		0.0000	0.0000			0.0000			0.0000
Off-Road	0.2189	1.5268	1.8176	2.9700e-003		0.0941	0.0941		0.0941	0.0941	0.0000	281.4481	281.4481	0.0193		281.9309
Total	11.1908	1.5268	1.8176	2.9700e-003		0.0941	0.0941		0.0941	0.0941	0.0000	281.4481	281.4481	0.0193		281.9309

1375 St. Andrews Apts Project - Los Angeles-South Coast County, Summer

3.5 Architectural Coating - 2021**Mitigated Construction Off-Site**

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	lb/day										lb/day					
Hauling	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000		0.0000	0.0000	0.0000		0.0000
Vendor	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000		0.0000	0.0000	0.0000		0.0000
Worker	0.1586	0.1090	1.4903	4.2300e-003	0.4136	3.3400e-003	0.4169	0.1097	3.0800e-003	0.1128		421.3449	421.3449	0.0124		421.6552
Total	0.1586	0.1090	1.4903	4.2300e-003	0.4136	3.3400e-003	0.4169	0.1097	3.0800e-003	0.1128		421.3449	421.3449	0.0124		421.6552

3.6 Paving - 2021**Unmitigated Construction On-Site**

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	lb/day										lb/day					
Off-Road	0.3505	3.6300	3.8240	5.8200e-003		0.1970	0.1970		0.1812	0.1812		563.6234	563.6234	0.1823		568.1806
Paving	0.0000					0.0000	0.0000		0.0000	0.0000			0.0000			0.0000
Total	0.3505	3.6300	3.8240	5.8200e-003		0.1970	0.1970		0.1812	0.1812		563.6234	563.6234	0.1823		568.1806

1375 St. Andrews Apts Project - Los Angeles-South Coast County, Summer

3.6 Paving - 2021**Unmitigated Construction Off-Site**

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	lb/day										lb/day					
Hauling	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000		0.0000	0.0000	0.0000		0.0000
Vendor	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000		0.0000	0.0000	0.0000		0.0000
Worker	0.0214	0.0147	0.2014	5.7000e-004	0.0559	4.5000e-004	0.0563	0.0148	4.2000e-004	0.0152		56.9385	56.9385	1.6800e-003		56.9804
Total	0.0214	0.0147	0.2014	5.7000e-004	0.0559	4.5000e-004	0.0563	0.0148	4.2000e-004	0.0152		56.9385	56.9385	1.6800e-003		56.9804

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	0.3505	3.6300	3.8240	5.8200e-003		0.1970	0.1970		0.1812	0.1812	0.0000	563.6234	563.6234	0.1823		568.1806
Paving	0.0000					0.0000	0.0000		0.0000	0.0000			0.0000			0.0000
Total	0.3505	3.6300	3.8240	5.8200e-003		0.1970	0.1970		0.1812	0.1812	0.0000	563.6234	563.6234	0.1823		568.1806

1375 St. Andrews Apts Project - Los Angeles-South Coast County, Summer

3.6 Paving - 2021**Mitigated Construction Off-Site**

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	lb/day										lb/day					
Hauling	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000		0.0000	0.0000	0.0000		0.0000
Vendor	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000		0.0000	0.0000	0.0000		0.0000
Worker	0.0214	0.0147	0.2014	5.7000e-004	0.0559	4.5000e-004	0.0563	0.0148	4.2000e-004	0.0152		56.9385	56.9385	1.6800e-003		56.9804
Total	0.0214	0.0147	0.2014	5.7000e-004	0.0559	4.5000e-004	0.0563	0.0148	4.2000e-004	0.0152		56.9385	56.9385	1.6800e-003		56.9804

4.0 Operational Detail - Mobile**4.1 Mitigation Measures Mobile**

Increase Density

Improve Destination Accessibility

Increase Transit Accessibility

Improve Pedestrian Network

1375 St. Andrews Apts Project - Los Angeles-South Coast County, Summer

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	lb/day										lb/day					
Mitigated	1.6440	7.1539	17.9094	0.0582	4.4439	0.0489	4.4928	1.1893	0.0456	1.2349		5,923.995 4	5,923.995 4	0.3262		5,932.149 0
Unmitigated	2.0272	9.5444	27.8217	0.0960	7.5905	0.0790	7.6695	2.0314	0.0738	2.1052		9,756.456 4	9,756.456 4	0.5066		9,769.122 1

4.2 Trip Summary Information

Land Use	Average Daily Trip Rate			Unmitigated	Mitigated
	Weekday	Saturday	Sunday	Annual VMT	Annual VMT
Apartments Mid Rise	1,045.25	1,045.25	1,045.25	3,569,617	2,089,842
Enclosed Parking with Elevator	0.00	0.00	0.00		
Total	1,045.25	1,045.25	1,045.25	3,569,617	2,089,842

4.3 Trip Type Information

Land Use	Miles			Trip %			Trip Purpose %		
	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	40.00	19.00	41.00	86	11	3
Enclosed Parking with Elevator	16.60	8.40	6.90	0.00	0.00	0.00	0	0	0

4.4 Fleet Mix

Land Use	LDA	LDT1	LDT2	MDV	LHD1	LHD2	MHD	HHD	OBUS	UBUS	MCY	SBUS	MH
Apartments Mid Rise	0.547192	0.045177	0.202743	0.121510	0.016147	0.006143	0.019743	0.029945	0.002479	0.002270	0.005078	0.000682	0.000891
Enclosed Parking with Elevator	0.547192	0.045177	0.202743	0.121510	0.016147	0.006143	0.019743	0.029945	0.002479	0.002270	0.005078	0.000682	0.000891

1375 St. Andrews Apts Project - Los Angeles-South Coast County, Summer

5.0 Energy Detail

Historical Energy Use: N

5.1 Mitigation Measures Energy

Install High Efficiency Lighting

Install Energy Efficient Appliances

	ROG	NOx	CO	SO2	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	0.0504	0.4305	0.1832	2.7500e-003		0.0348	0.0348		0.0348	0.0348		549.6000	549.6000	0.0105	0.0101	552.8660
NaturalGas Unmitigated	0.0504	0.4305	0.1832	2.7500e-003		0.0348	0.0348		0.0348	0.0348		549.6000	549.6000	0.0105	0.0101	552.8660

1375 St. Andrews Apts Project - Los Angeles-South Coast County, Summer

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	4671.6	0.0504	0.4305	0.1832	2.7500e-003		0.0348	0.0348		0.0348	0.0348		549.6000	549.6000	0.0105	0.0101	552.8660
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
Total		0.0504	0.4305	0.1832	2.7500e-003		0.0348	0.0348		0.0348	0.0348		549.6000	549.6000	0.0105	0.0101	552.8660

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	4.6716	0.0504	0.4305	0.1832	2.7500e-003		0.0348	0.0348		0.0348	0.0348		549.6000	549.6000	0.0105	0.0101	552.8660
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
Total		0.0504	0.4305	0.1832	2.7500e-003		0.0348	0.0348		0.0348	0.0348		549.6000	549.6000	0.0105	0.0101	552.8660

6.0 Area Detail**6.1 Mitigation Measures Area**

1375 St. Andrews Apts Project - Los Angeles-South Coast County, Summer

No Hearths Installed

	ROG	NOx	CO	SO2	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	5.3833	0.1769	15.3264	8.1000e-004		0.0844	0.0844		0.0844	0.0844	0.0000	27.5474	27.5474	0.0268	0.0000	28.2175
Unmitigated	5.4143	0.4423	15.4394	2.5000e-003		0.1059	0.1059		0.1059	0.1059	0.0000	366.3709	366.3709	0.0333	6.2100e-003	369.0545

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	0.3968					0.0000	0.0000		0.0000	0.0000			0.0000			0.0000
Consumer Products	4.5202					0.0000	0.0000		0.0000	0.0000			0.0000			0.0000
Hearth	0.0311	0.2654	0.1129	1.6900e-003		0.0215	0.0215		0.0215	0.0215	0.0000	338.8235	338.8235	6.4900e-003	6.2100e-003	340.8370
Landscaping	0.4663	0.1769	15.3264	8.1000e-004		0.0844	0.0844		0.0844	0.0844		27.5474	27.5474	0.0268		28.2175
Total	5.4143	0.4423	15.4394	2.5000e-003		0.1059	0.1059		0.1059	0.1059	0.0000	366.3709	366.3709	0.0333	6.2100e-003	369.0545

1375 St. Andrews Apts Project - Los Angeles-South Coast County, Summer

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	0.3968					0.0000	0.0000		0.0000	0.0000			0.0000			0.0000
Consumer Products	4.5202					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	0.4663	0.1769	15.3264	8.1000e-004		0.0844	0.0844		0.0844	0.0844		27.5474	27.5474	0.0268		28.2175
Total	5.3833	0.1769	15.3264	8.1000e-004		0.0844	0.0844		0.0844	0.0844	0.0000	27.5474	27.5474	0.0268	0.0000	28.2175

7.0 Water Detail**7.1 Mitigation Measures Water**

Apply Water Conservation Strategy

8.0 Waste Detail**8.1 Mitigation Measures Waste**

Institute Recycling and Composting Services

9.0 Operational Offroad

Equipment Type	Number	Hours/Day	Days/Year	Horse Power	Load Factor	Fuel Type
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1375 St. Andrews Apts Project - Los Angeles-South Coast County, Summer

10.0 Stationary Equipment

Fire Pumps and Emergency Generators

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

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

Equipment Type	Number
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11.0 Vegetation

1375 St. Andrews Apts Project - Los Angeles-South Coast County, Winter

1375 St. Andrews Apts 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
Enclosed Parking with Elevator	298.00	Space	0.70	119,200.00	0
Apartment Mid Rise	185.00	Dwelling Unit	1.00	226,160.00	450

1.2 Other Project Characteristics

Urbanization	Urban	Wind Speed (m/s)	2.2	Precipitation Freq (Days)	33
Climate Zone	11			Operational Year	2021
Utility Company	Los Angeles Department of Water & Power				
CO2 Intensity (lb/MWhr)	1227.89	CH4 Intensity (lb/MWhr)	0.029	N2O Intensity (lb/MWhr)	0.006

1.3 User Entered Comments & Non-Default Data

1375 St. Andrews Apts Project - Los Angeles-South Coast County, Winter

Project Characteristics -

Land Use - 185 DU, 226,160 SF Apts. 298 space parking structure. 1.7 ac.

Construction Phase - matching original timing

Off-road Equipment -

Off-road Equipment -

Off-road Equipment -

Off-road Equipment - extra excavator added to match original analysis

Off-road Equipment - Equipment changed to match original analysis

Trips and VMT - Matches original

Demolition - demo hauling detailed in separate run

Grading - Export and hauling detailed in separate run. Export of 25000 and 1.5 graded acres per original run.

Vehicle Trips - Matches TIA and original

Woodstoves - Per original analysis. No woodstoves

Energy Use -

Construction Off-road Equipment Mitigation -

Mobile Land Use Mitigation - CAPCOA reduction measures: increase density (109 du/acre), increase transit accessibility (.5 mi from metro station), improve destination accessibility (7 mi from Downtown), pedestrian network improvement (project site).

Area Mitigation - Assumed no hearths in residential units

Energy Mitigation - Applicant committed to high-efficiency lighting (25% reduction) and energy efficient appliances. 33% renewable energy by 2020 per RPS (SBX1-2).

Water Mitigation - Project compliance with the LA Green Building Code results in a 20% reduction in both indoor and outdoor water use.

Waste Mitigation - In response to AB 341 the City of Los Angeles has achieved a land fill diversion rate of 76.4 percent as of 2013. Therefore, this analysis assumes at least 75% waste will be diverted from landfills.

Table Name	Column Name	Default Value	New Value
tblConstDustMitigation	WaterUnpavedRoadVehicleSpeed	0	15
tblConstructionPhase	NumDays	20.00	22.00
tblConstructionPhase	NumDays	4.00	66.00
tblConstructionPhase	NumDays	200.00	440.00

1375 St. Andrews Apts Project - Los Angeles-South Coast County, Winter

tblConstructionPhase	NumDays	10.00	132.00
tblConstructionPhase	NumDays	10.00	44.00
tblFireplaces	FireplaceDayYear	25.00	208.00
tblFireplaces	FireplaceHourDay	3.00	6.00
tblFireplaces	FireplaceWoodMass	1,019.20	0.00
tblFireplaces	NumberGas	157.25	8.00
tblFireplaces	NumberNoFireplace	18.50	8.00
tblFireplaces	NumberWood	9.25	0.00
tblGrading	AcresOfGrading	24.75	1.50
tblGrading	MaterialExported	0.00	25,000.00
tblLandUse	LandUseSquareFeet	185,000.00	226,160.00
tblLandUse	LotAcreage	2.68	0.70
tblLandUse	LotAcreage	4.87	1.00
tblLandUse	Population	529.00	450.00
tblOffRoadEquipment	OffRoadEquipmentUnitAmount	1.00	0.00
tblOffRoadEquipment	OffRoadEquipmentUnitAmount	1.00	0.00
tblOffRoadEquipment	OffRoadEquipmentUnitAmount	1.00	0.00
tblOffRoadEquipment	UsageHours	6.00	0.00
tblOffRoadEquipment	UsageHours	8.00	0.00
tblOffRoadEquipment	UsageHours	8.00	0.00
tblTripsAndVMT	HaulingTripNumber	3,125.00	0.00
tblTripsAndVMT	VendorTripNumber	39.00	50.00
tblTripsAndVMT	VendorVehicleClass	HDT_Mix	HHDT
tblTripsAndVMT	WorkerTripNumber	183.00	178.00
tblVehicleTrips	HO_TTP	40.60	41.00
tblVehicleTrips	HS_TTP	19.20	19.00
tblVehicleTrips	HW_TTP	40.20	40.00

1375 St. Andrews Apts Project - Los Angeles-South Coast County, Winter

tblVehicleTrips	ST_TR	6.39	5.65
tblVehicleTrips	SU_TR	5.86	5.65
tblVehicleTrips	WD_TR	6.65	5.65
tblWoodstoves	NumberCatalytic	9.25	0.00
tblWoodstoves	NumberNoncatalytic	9.25	0.00

2.0 Emissions Summary

1375 St. Andrews Apts Project - Los Angeles-South Coast County, Winter

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					
2019	3.4937	25.1892	23.1432	0.0591	4.6953	1.2875	5.5297	2.5214	1.2029	3.2891	0.0000	5,846.010 0	5,846.010 0	0.6303	0.0000	5,861.767 7
2020	3.1568	23.4849	22.0303	0.0583	2.2919	0.8305	3.1224	0.6106	0.8013	1.4119	0.0000	5,752.596 3	5,752.596 3	0.5986	0.0000	5,767.561 2
2021	14.6086	27.1298	28.3050	0.0708	2.7614	1.0113	3.7727	0.7351	0.9697	1.7048	0.0000	6,966.433 1	6,966.433 1	0.7885	0.0000	6,986.146 7
Maximum	14.6086	27.1298	28.3050	0.0708	4.6953	1.2875	5.5297	2.5214	1.2029	3.2891	0.0000	6,966.433 1	6,966.433 1	0.7885	0.0000	6,986.146 7

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					
2019	3.4937	25.1892	23.1432	0.0591	2.2919	1.2875	3.2474	1.0014	1.2029	1.7691	0.0000	5,846.010 0	5,846.010 0	0.6303	0.0000	5,861.767 7
2020	3.1568	23.4849	22.0303	0.0583	2.2919	0.8305	3.1224	0.6106	0.8013	1.4119	0.0000	5,752.596 3	5,752.596 3	0.5986	0.0000	5,767.561 2
2021	14.6086	27.1298	28.3050	0.0708	2.7614	1.0113	3.7727	0.7351	0.9697	1.7048	0.0000	6,966.433 1	6,966.433 1	0.7885	0.0000	6,986.146 7
Maximum	14.6086	27.1298	28.3050	0.0708	2.7614	1.2875	3.7727	1.0014	1.2029	1.7691	0.0000	6,966.433 1	6,966.433 1	0.7885	0.0000	6,986.146 7

1375 St. Andrews Apts Project - Los Angeles-South Coast County, Winter

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio-CO2	Total CO2	CH4	N2O	CO2e
Percent Reduction	0.00	0.00	0.00	0.00	24.65	0.00	18.37	39.31	0.00	23.73	0.00	0.00	0.00	0.00	0.00	0.00

1375 St. Andrews Apts Project - Los Angeles-South Coast County, Winter

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	5.4143	0.4423	15.4394	2.5000e-003		0.1059	0.1059		0.1059	0.1059	0.0000	366.3709	366.3709	0.0333	6.2100e-003	369.0545
Energy	0.0504	0.4305	0.1832	2.7500e-003		0.0348	0.0348		0.0348	0.0348		549.6000	549.6000	0.0105	0.0101	552.8660
Mobile	1.9698	9.7961	26.4009	0.0913	7.5905	0.0794	7.6699	2.0314	0.0742	2.1056		9,284.3022	9,284.3022	0.5044		9,296.9115
Total	7.4345	10.6689	42.0235	0.0965	7.5905	0.2201	7.8106	2.0314	0.2149	2.2463	0.0000	10,200.2731	10,200.2731	0.5482	0.0163	10,218.8320

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	5.3833	0.1769	15.3264	8.1000e-004		0.0844	0.0844		0.0844	0.0844	0.0000	27.5474	27.5474	0.0268	0.0000	28.2175
Energy	0.0504	0.4305	0.1832	2.7500e-003		0.0348	0.0348		0.0348	0.0348		549.6000	549.6000	0.0105	0.0101	552.8660
Mobile	1.5961	7.2649	17.4085	0.0553	4.4439	0.0493	4.4932	1.1893	0.0460	1.2353		5,628.0849	5,628.0849	0.3287		5,636.3021
Total	7.0298	7.8723	32.9182	0.0589	4.4439	0.1685	4.6124	1.1893	0.1652	1.3545	0.0000	6,205.2323	6,205.2323	0.3660	0.0101	6,217.3856

1375 St. Andrews Apts Project - Los Angeles-South Coast County, Winter

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio-CO2	Total CO2	CH4	N2O	CO2e
Percent Reduction	5.44	26.21	21.67	39.03	41.45	23.44	40.95	41.45	23.09	39.70	0.00	39.17	39.17	33.23	38.12	39.16

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	8/1/2019	8/30/2019	5	22	
2	Grading	Grading	8/31/2019	12/2/2019	5	66	
3	Building Construction	Building Construction	12/3/2019	8/9/2021	5	440	
4	Architectural Coating	Architectural Coating	2/5/2021	8/9/2021	5	132	
5	Paving	Paving	6/9/2021	8/9/2021	5	44	

Acres of Grading (Site Preparation Phase): 0

Acres of Grading (Grading Phase): 1.5

Acres of Paving: 0.7

Residential Indoor: 457,974; Residential Outdoor: 152,658; Non-Residential Indoor: 0; Non-Residential Outdoor: 0; Striped Parking Area: 7,152 (Architectural Coating – sqft)

OffRoad Equipment

1375 St. Andrews Apts Project - Los Angeles-South Coast County, Winter

Phase Name	Offroad Equipment Type	Amount	Usage Hours	Horse Power	Load Factor
Demolition	Concrete/Industrial Saws	1	8.00	81	0.73
Demolition	Rubber Tired Dozers	1	8.00	247	0.40
Demolition	Tractors/Loaders/Backhoes	3	8.00	97	0.37
Grading	Excavators	1	6.00	158	0.38
Grading	Graders	1	6.00	187	0.41
Grading	Rubber Tired Dozers	1	6.00	247	0.40
Grading	Tractors/Loaders/Backhoes	1	7.00	97	0.37
Building Construction	Cranes	1	6.00	231	0.29
Building Construction	Forklifts	1	6.00	89	0.20
Building Construction	Generator Sets	1	8.00	84	0.74
Building Construction	Tractors/Loaders/Backhoes	1	6.00	97	0.37
Building Construction	Welders	3	8.00	46	0.45
Architectural Coating	Air Compressors	1	6.00	78	0.48
Paving	Cement and Mortar Mixers	0	0.00	9	0.56
Paving	Pavers	1	6.00	130	0.42
Paving	Paving Equipment	0	0.00	132	0.36
Paving	Rollers	1	7.00	80	0.38
Paving	Tractors/Loaders/Backhoes	0	0.00	97	0.37

Trips and VMT

1375 St. Andrews Apts Project - Los Angeles-South Coast County, Winter

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	5	13.00	0.00	0.00	14.70	6.90	20.00	LD_Mix	HDT_Mix	HHDT
Grading	4	10.00	0.00	0.00	14.70	6.90	20.00	LD_Mix	HDT_Mix	HHDT
Building Construction	7	178.00	50.00	0.00	14.70	6.90	20.00	LD_Mix	HHDT	HHDT
Architectural Coating	1	37.00	0.00	0.00	14.70	6.90	20.00	LD_Mix	HDT_Mix	HHDT
Paving	2	5.00	0.00	0.00	14.70	6.90	20.00	LD_Mix	HDT_Mix	HHDT

3.1 Mitigation Measures Construction

Water Exposed Area

Reduce Vehicle Speed on Unpaved Roads

3.2 Demolition - 2019**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	2.2950	22.6751	14.8943	0.0241		1.2863	1.2863		1.2017	1.2017		2,360.7198	2,360.7198	0.6011		2,375.7475
Total	2.2950	22.6751	14.8943	0.0241		1.2863	1.2863		1.2017	1.2017		2,360.7198	2,360.7198	0.6011		2,375.7475

1375 St. Andrews Apts Project - Los Angeles-South Coast County, Winter

3.2 Demolition - 2019**Unmitigated Construction Off-Site**

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	lb/day										lb/day					
Hauling	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000		0.0000	0.0000	0.0000		0.0000
Vendor	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000		0.0000	0.0000	0.0000		0.0000
Worker	0.0720	0.0529	0.5752	1.4900e-003	0.1453	1.2500e-003	0.1466	0.0385	1.1500e-003	0.0397		148.4770	148.4770	5.1100e-003		148.6047
Total	0.0720	0.0529	0.5752	1.4900e-003	0.1453	1.2500e-003	0.1466	0.0385	1.1500e-003	0.0397		148.4770	148.4770	5.1100e-003		148.6047

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	2.2950	22.6751	14.8943	0.0241		1.2863	1.2863		1.2017	1.2017	0.0000	2,360.7197	2,360.7197	0.6011		2,375.7475
Total	2.2950	22.6751	14.8943	0.0241		1.2863	1.2863		1.2017	1.2017	0.0000	2,360.7197	2,360.7197	0.6011		2,375.7475

1375 St. Andrews Apts Project - Los Angeles-South Coast County, Winter

3.2 Demolition - 2019**Mitigated Construction Off-Site**

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	lb/day										lb/day					
Hauling	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000		0.0000	0.0000	0.0000		0.0000
Vendor	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000		0.0000	0.0000	0.0000		0.0000
Worker	0.0720	0.0529	0.5752	1.4900e-003	0.1453	1.2500e-003	0.1466	0.0385	1.1500e-003	0.0397		148.4770	148.4770	5.1100e-003		148.6047
Total	0.0720	0.0529	0.5752	1.4900e-003	0.1453	1.2500e-003	0.1466	0.0385	1.1500e-003	0.0397		148.4770	148.4770	5.1100e-003		148.6047

3.3 Grading - 2019**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					4.5835	0.0000	4.5835	2.4918	0.0000	2.4918			0.0000			0.0000
Off-Road	1.6152	18.0471	9.0539	0.0180		0.8335	0.8335		0.7668	0.7668		1,779.7350	1,779.7350	0.5631		1,793.8123
Total	1.6152	18.0471	9.0539	0.0180	4.5835	0.8335	5.4170	2.4918	0.7668	3.2585		1,779.7350	1,779.7350	0.5631		1,793.8123

1375 St. Andrews Apts Project - Los Angeles-South Coast County, Winter

3.3 Grading - 2019**Unmitigated Construction Off-Site**

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	lb/day										lb/day					
Hauling	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000		0.0000	0.0000	0.0000		0.0000
Vendor	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000		0.0000	0.0000	0.0000		0.0000
Worker	0.0554	0.0407	0.4425	1.1500e-003	0.1118	9.6000e-004	0.1127	0.0296	8.9000e-004	0.0305		114.2131	114.2131	3.9300e-003		114.3113
Total	0.0554	0.0407	0.4425	1.1500e-003	0.1118	9.6000e-004	0.1127	0.0296	8.9000e-004	0.0305		114.2131	114.2131	3.9300e-003		114.3113

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					1.7876	0.0000	1.7876	0.9718	0.0000	0.9718			0.0000			0.0000
Off-Road	1.6152	18.0471	9.0539	0.0180		0.8335	0.8335		0.7668	0.7668	0.0000	1,779.7350	1,779.7350	0.5631		1,793.8123
Total	1.6152	18.0471	9.0539	0.0180	1.7876	0.8335	2.6210	0.9718	0.7668	1.7386	0.0000	1,779.7350	1,779.7350	0.5631		1,793.8123

1375 St. Andrews Apts Project - Los Angeles-South Coast County, Winter

3.3 Grading - 2019**Mitigated Construction Off-Site**

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	lb/day										lb/day					
Hauling	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000		0.0000	0.0000	0.0000		0.0000
Vendor	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000		0.0000	0.0000	0.0000		0.0000
Worker	0.0554	0.0407	0.4425	1.1500e-003	0.1118	9.6000e-004	0.1127	0.0296	8.9000e-004	0.0305		114.2131	114.2131	3.9300e-003		114.3113
Total	0.0554	0.0407	0.4425	1.1500e-003	0.1118	9.6000e-004	0.1127	0.0296	8.9000e-004	0.0305		114.2131	114.2131	3.9300e-003		114.3113

3.4 Building Construction - 2019**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	2.2721	15.9802	13.4870	0.0220		0.9158	0.9158		0.8846	0.8846		2,018.0224	2,018.0224	0.3879		2,027.7210
Total	2.2721	15.9802	13.4870	0.0220		0.9158	0.9158		0.8846	0.8846		2,018.0224	2,018.0224	0.3879		2,027.7210

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3.4 Building Construction - 2019**Unmitigated Construction Off-Site**

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	lb/day										lb/day					
Hauling	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000		0.0000	0.0000	0.0000		0.0000
Vendor	0.2359	8.4853	1.7801	0.0166	0.3023	0.0225	0.3248	0.0829	0.0216	0.1045		1,794.9948	1,794.9948	0.1724		1,799.3054
Worker	0.9857	0.7237	7.8761	0.0204	1.9896	0.0172	2.0068	0.5277	0.0158	0.5435		2,032.9929	2,032.9929	0.0699		2,034.7413
Total	1.2216	9.2090	9.6562	0.0370	2.2919	0.0397	2.3316	0.6106	0.0374	0.6479		3,827.9876	3,827.9876	0.2424		3,834.0467

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	2.2721	15.9802	13.4870	0.0220		0.9158	0.9158		0.8846	0.8846	0.0000	2,018.0224	2,018.0224	0.3879		2,027.7210
Total	2.2721	15.9802	13.4870	0.0220		0.9158	0.9158		0.8846	0.8846	0.0000	2,018.0224	2,018.0224	0.3879		2,027.7210

1375 St. Andrews Apts Project - Los Angeles-South Coast County, Winter

3.4 Building Construction - 2019**Mitigated Construction Off-Site**

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	lb/day										lb/day					
Hauling	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000		0.0000	0.0000	0.0000		0.0000
Vendor	0.2359	8.4853	1.7801	0.0166	0.3023	0.0225	0.3248	0.0829	0.0216	0.1045		1,794.9948	1,794.9948	0.1724		1,799.3054
Worker	0.9857	0.7237	7.8761	0.0204	1.9896	0.0172	2.0068	0.5277	0.0158	0.5435		2,032.9929	2,032.9929	0.0699		2,034.7413
Total	1.2216	9.2090	9.6562	0.0370	2.2919	0.0397	2.3316	0.6106	0.0374	0.6479		3,827.9876	3,827.9876	0.2424		3,834.0467

3.4 Building Construction - 2020**Unmitigated Construction On-Site**

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	lb/day										lb/day					
Off-Road	2.0305	14.7882	13.1881	0.0220		0.7960	0.7960		0.7688	0.7688		2,001.1595	2,001.1595	0.3715		2,010.4467
Total	2.0305	14.7882	13.1881	0.0220		0.7960	0.7960		0.7688	0.7688		2,001.1595	2,001.1595	0.3715		2,010.4467

1375 St. Andrews Apts Project - Los Angeles-South Coast County, Winter

3.4 Building Construction - 2020**Unmitigated Construction Off-Site**

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	lb/day										lb/day					
Hauling	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000		0.0000	0.0000	0.0000		0.0000
Vendor	0.2167	8.0514	1.7043	0.0164	0.3023	0.0179	0.3202	0.0829	0.0171	0.1001		1,780.2285	1,780.2285	0.1650		1,784.3529
Worker	0.9096	0.6452	7.1380	0.0198	1.9896	0.0166	2.0063	0.5277	0.0153	0.5430		1,971.2083	1,971.2083	0.0621		1,972.7616
Total	1.1263	8.6966	8.8423	0.0362	2.2919	0.0345	2.3265	0.6106	0.0325	0.6431		3,751.4368	3,751.4368	0.2271		3,757.1145

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	2.0305	14.7882	13.1881	0.0220		0.7960	0.7960		0.7688	0.7688	0.0000	2,001.1595	2,001.1595	0.3715		2,010.4467
Total	2.0305	14.7882	13.1881	0.0220		0.7960	0.7960		0.7688	0.7688	0.0000	2,001.1595	2,001.1595	0.3715		2,010.4467

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3.4 Building Construction - 2020**Mitigated Construction Off-Site**

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	lb/day										lb/day					
Hauling	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000		0.0000	0.0000	0.0000		0.0000
Vendor	0.2167	8.0514	1.7043	0.0164	0.3023	0.0179	0.3202	0.0829	0.0171	0.1001		1,780.2285	1,780.2285	0.1650		1,784.3529
Worker	0.9096	0.6452	7.1380	0.0198	1.9896	0.0166	2.0063	0.5277	0.0153	0.5430		1,971.2083	1,971.2083	0.0621		1,972.7616
Total	1.1263	8.6966	8.8423	0.0362	2.2919	0.0345	2.3265	0.6106	0.0325	0.6431		3,751.4368	3,751.4368	0.2271		3,757.1145

3.4 Building Construction - 2021**Unmitigated Construction On-Site**

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	lb/day										lb/day					
Off-Road	1.8125	13.6361	12.8994	0.0221		0.6843	0.6843		0.6608	0.6608		2,001.2200	2,001.2200	0.3573		2,010.1517
Total	1.8125	13.6361	12.8994	0.0221		0.6843	0.6843		0.6608	0.6608		2,001.2200	2,001.2200	0.3573		2,010.1517

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3.4 Building Construction - 2021**Unmitigated Construction Off-Site**

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	lb/day										lb/day					
Hauling	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000		0.0000	0.0000	0.0000		0.0000
Vendor	0.2058	7.6194	1.6625	0.0162	0.3023	0.0160	0.3183	0.0829	0.0153	0.0982		1,761.189 3	1,761.189 3	0.1603		1,765.195 7
Worker	0.8487	0.5805	6.5550	0.0192	1.9896	0.0161	2.0057	0.5277	0.0148	0.5425		1,908.606 9	1,908.606 9	0.0562		1,910.0110
Total	1.0545	8.1999	8.2174	0.0354	2.2919	0.0321	2.3240	0.6106	0.0301	0.6407		3,669.796 2	3,669.796 2	0.2164		3,675.206 8

Mitigated Construction On-Site

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	lb/day										lb/day					
Off-Road	1.8125	13.6361	12.8994	0.0221		0.6843	0.6843		0.6608	0.6608	0.0000	2,001.220 0	2,001.220 0	0.3573		2,010.151 7
Total	1.8125	13.6361	12.8994	0.0221		0.6843	0.6843		0.6608	0.6608	0.0000	2,001.220 0	2,001.220 0	0.3573		2,010.151 7

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3.4 Building Construction - 2021**Mitigated Construction Off-Site**

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	lb/day										lb/day					
Hauling	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000		0.0000	0.0000	0.0000		0.0000
Vendor	0.2058	7.6194	1.6625	0.0162	0.3023	0.0160	0.3183	0.0829	0.0153	0.0982		1,761.189 3	1,761.189 3	0.1603		1,765.195 7
Worker	0.8487	0.5805	6.5550	0.0192	1.9896	0.0161	2.0057	0.5277	0.0148	0.5425		1,908.606 9	1,908.606 9	0.0562		1,910.0110
Total	1.0545	8.1999	8.2174	0.0354	2.2919	0.0321	2.3240	0.6106	0.0301	0.6407		3,669.796 2	3,669.796 2	0.2164		3,675.206 8

3.5 Architectural Coating - 2021**Unmitigated Construction On-Site**

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	lb/day										lb/day					
Archit. Coating	10.9719					0.0000	0.0000		0.0000	0.0000			0.0000			0.0000
Off-Road	0.2189	1.5268	1.8176	2.9700e-003		0.0941	0.0941		0.0941	0.0941		281.4481	281.4481	0.0193		281.9309
Total	11.1908	1.5268	1.8176	2.9700e-003		0.0941	0.0941		0.0941	0.0941		281.4481	281.4481	0.0193		281.9309

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3.5 Architectural Coating - 2021**Unmitigated Construction Off-Site**

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	lb/day										lb/day					
Hauling	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000		0.0000	0.0000	0.0000		0.0000
Vendor	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000		0.0000	0.0000	0.0000		0.0000
Worker	0.1764	0.1207	1.3626	3.9800e-003	0.4136	3.3400e-003	0.4169	0.1097	3.0800e-003	0.1128		396.7329	396.7329	0.0117		397.0248
Total	0.1764	0.1207	1.3626	3.9800e-003	0.4136	3.3400e-003	0.4169	0.1097	3.0800e-003	0.1128		396.7329	396.7329	0.0117		397.0248

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	10.9719					0.0000	0.0000		0.0000	0.0000			0.0000			0.0000
Off-Road	0.2189	1.5268	1.8176	2.9700e-003		0.0941	0.0941		0.0941	0.0941	0.0000	281.4481	281.4481	0.0193		281.9309
Total	11.1908	1.5268	1.8176	2.9700e-003		0.0941	0.0941		0.0941	0.0941	0.0000	281.4481	281.4481	0.0193		281.9309

1375 St. Andrews Apts Project - Los Angeles-South Coast County, Winter

3.5 Architectural Coating - 2021**Mitigated Construction Off-Site**

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	lb/day										lb/day					
Hauling	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000		0.0000	0.0000	0.0000		0.0000
Vendor	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000		0.0000	0.0000	0.0000		0.0000
Worker	0.1764	0.1207	1.3626	3.9800e-003	0.4136	3.3400e-003	0.4169	0.1097	3.0800e-003	0.1128		396.7329	396.7329	0.0117		397.0248
Total	0.1764	0.1207	1.3626	3.9800e-003	0.4136	3.3400e-003	0.4169	0.1097	3.0800e-003	0.1128		396.7329	396.7329	0.0117		397.0248

3.6 Paving - 2021**Unmitigated Construction On-Site**

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	lb/day										lb/day					
Off-Road	0.3505	3.6300	3.8240	5.8200e-003		0.1970	0.1970		0.1812	0.1812		563.6234	563.6234	0.1823		568.1806
Paving	0.0000					0.0000	0.0000		0.0000	0.0000			0.0000			0.0000
Total	0.3505	3.6300	3.8240	5.8200e-003		0.1970	0.1970		0.1812	0.1812		563.6234	563.6234	0.1823		568.1806

1375 St. Andrews Apts Project - Los Angeles-South Coast County, Winter

3.6 Paving - 2021**Unmitigated Construction Off-Site**

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	lb/day										lb/day					
Hauling	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000		0.0000	0.0000	0.0000		0.0000
Vendor	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000		0.0000	0.0000	0.0000		0.0000
Worker	0.0238	0.0163	0.1841	5.4000e-004	0.0559	4.5000e-004	0.0563	0.0148	4.2000e-004	0.0152		53.6126	53.6126	1.5800e-003		53.6520
Total	0.0238	0.0163	0.1841	5.4000e-004	0.0559	4.5000e-004	0.0563	0.0148	4.2000e-004	0.0152		53.6126	53.6126	1.5800e-003		53.6520

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	0.3505	3.6300	3.8240	5.8200e-003		0.1970	0.1970		0.1812	0.1812	0.0000	563.6234	563.6234	0.1823		568.1806
Paving	0.0000					0.0000	0.0000		0.0000	0.0000			0.0000			0.0000
Total	0.3505	3.6300	3.8240	5.8200e-003		0.1970	0.1970		0.1812	0.1812	0.0000	563.6234	563.6234	0.1823		568.1806

1375 St. Andrews Apts Project - Los Angeles-South Coast County, Winter

3.6 Paving - 2021**Mitigated Construction Off-Site**

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	lb/day										lb/day					
Hauling	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000		0.0000	0.0000	0.0000		0.0000
Vendor	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000		0.0000	0.0000	0.0000		0.0000
Worker	0.0238	0.0163	0.1841	5.4000e-004	0.0559	4.5000e-004	0.0563	0.0148	4.2000e-004	0.0152		53.6126	53.6126	1.5800e-003		53.6520
Total	0.0238	0.0163	0.1841	5.4000e-004	0.0559	4.5000e-004	0.0563	0.0148	4.2000e-004	0.0152		53.6126	53.6126	1.5800e-003		53.6520

4.0 Operational Detail - Mobile**4.1 Mitigation Measures Mobile**

Increase Density

Improve Destination Accessibility

Increase Transit Accessibility

Improve Pedestrian Network

1375 St. Andrews Apts Project - Los Angeles-South Coast County, Winter

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	lb/day										lb/day					
Mitigated	1.5961	7.2649	17.4085	0.0553	4.4439	0.0493	4.4932	1.1893	0.0460	1.2353		5,628.0849	5,628.0849	0.3287		5,636.3021
Unmitigated	1.9698	9.7961	26.4009	0.0913	7.5905	0.0794	7.6699	2.0314	0.0742	2.1056		9,284.3022	9,284.3022	0.5044		9,296.9115

4.2 Trip Summary Information

Land Use	Average Daily Trip Rate			Unmitigated	Mitigated
	Weekday	Saturday	Sunday	Annual VMT	Annual VMT
Apartments Mid Rise	1,045.25	1,045.25	1,045.25	3,569,617	2,089,842
Enclosed Parking with Elevator	0.00	0.00	0.00		
Total	1,045.25	1,045.25	1,045.25	3,569,617	2,089,842

4.3 Trip Type Information

Land Use	Miles			Trip %			Trip Purpose %		
	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	40.00	19.00	41.00	86	11	3
Enclosed Parking with Elevator	16.60	8.40	6.90	0.00	0.00	0.00	0	0	0

4.4 Fleet Mix

Land Use	LDA	LDT1	LDT2	MDV	LHD1	LHD2	MHD	HHD	OBUS	UBUS	MCY	SBUS	MH
Apartments Mid Rise	0.547192	0.045177	0.202743	0.121510	0.016147	0.006143	0.019743	0.029945	0.002479	0.002270	0.005078	0.000682	0.000891
Enclosed Parking with Elevator	0.547192	0.045177	0.202743	0.121510	0.016147	0.006143	0.019743	0.029945	0.002479	0.002270	0.005078	0.000682	0.000891

1375 St. Andrews Apts Project - Los Angeles-South Coast County, Winter

5.0 Energy Detail

Historical Energy Use: N

5.1 Mitigation Measures Energy

Install High Efficiency Lighting

Install Energy Efficient Appliances

	ROG	NOx	CO	SO2	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	0.0504	0.4305	0.1832	2.7500e-003		0.0348	0.0348		0.0348	0.0348		549.6000	549.6000	0.0105	0.0101	552.8660
NaturalGas Unmitigated	0.0504	0.4305	0.1832	2.7500e-003		0.0348	0.0348		0.0348	0.0348		549.6000	549.6000	0.0105	0.0101	552.8660

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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	4671.6	0.0504	0.4305	0.1832	2.7500e-003		0.0348	0.0348		0.0348	0.0348		549.6000	549.6000	0.0105	0.0101	552.8660
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
Total		0.0504	0.4305	0.1832	2.7500e-003		0.0348	0.0348		0.0348	0.0348		549.6000	549.6000	0.0105	0.0101	552.8660

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	4.6716	0.0504	0.4305	0.1832	2.7500e-003		0.0348	0.0348		0.0348	0.0348		549.6000	549.6000	0.0105	0.0101	552.8660
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
Total		0.0504	0.4305	0.1832	2.7500e-003		0.0348	0.0348		0.0348	0.0348		549.6000	549.6000	0.0105	0.0101	552.8660

6.0 Area Detail**6.1 Mitigation Measures Area**

1375 St. Andrews Apts Project - Los Angeles-South Coast County, Winter

No Hearths Installed

	ROG	NOx	CO	SO2	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	5.3833	0.1769	15.3264	8.1000e-004		0.0844	0.0844		0.0844	0.0844	0.0000	27.5474	27.5474	0.0268	0.0000	28.2175
Unmitigated	5.4143	0.4423	15.4394	2.5000e-003		0.1059	0.1059		0.1059	0.1059	0.0000	366.3709	366.3709	0.0333	6.2100e-003	369.0545

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	0.3968					0.0000	0.0000		0.0000	0.0000			0.0000			0.0000
Consumer Products	4.5202					0.0000	0.0000		0.0000	0.0000			0.0000			0.0000
Hearth	0.0311	0.2654	0.1129	1.6900e-003		0.0215	0.0215		0.0215	0.0215	0.0000	338.8235	338.8235	6.4900e-003	6.2100e-003	340.8370
Landscaping	0.4663	0.1769	15.3264	8.1000e-004		0.0844	0.0844		0.0844	0.0844		27.5474	27.5474	0.0268		28.2175
Total	5.4143	0.4423	15.4394	2.5000e-003		0.1059	0.1059		0.1059	0.1059	0.0000	366.3709	366.3709	0.0333	6.2100e-003	369.0545

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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	0.3968					0.0000	0.0000		0.0000	0.0000			0.0000			0.0000
Consumer Products	4.5202					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	0.4663	0.1769	15.3264	8.1000e-004		0.0844	0.0844		0.0844	0.0844		27.5474	27.5474	0.0268		28.2175
Total	5.3833	0.1769	15.3264	8.1000e-004		0.0844	0.0844		0.0844	0.0844	0.0000	27.5474	27.5474	0.0268	0.0000	28.2175

7.0 Water Detail**7.1 Mitigation Measures Water**

Apply Water Conservation Strategy

8.0 Waste Detail**8.1 Mitigation Measures Waste**

Institute Recycling and Composting Services

9.0 Operational Offroad

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

Fire Pumps and Emergency Generators

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

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

Equipment Type	Number
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11.0 Vegetation

1375 St. Andrews Apts Project - Los Angeles-South Coast County, Annual

1375 St. Andrews Apts Project

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1.0 Project Characteristics

1.1 Land Usage

Land Uses	Size	Metric	Lot Acreage	Floor Surface Area	Population
Enclosed Parking with Elevator	298.00	Space	0.70	119,200.00	0
Apartment Mid Rise	185.00	Dwelling Unit	1.00	226,160.00	450

1.2 Other Project Characteristics

Urbanization	Urban	Wind Speed (m/s)	2.2	Precipitation Freq (Days)	33
Climate Zone	11			Operational Year	2021
Utility Company	Los Angeles Department of Water & Power				
CO2 Intensity (lb/MWhr)	1227.89	CH4 Intensity (lb/MWhr)	0.029	N2O Intensity (lb/MWhr)	0.006

1.3 User Entered Comments & Non-Default Data

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Project Characteristics -

Land Use - 185 DU, 226,160 SF Apts. 298 space parking structure. 1.7 ac.

Construction Phase - matching original timing

Off-road Equipment -

Off-road Equipment -

Off-road Equipment -

Off-road Equipment - extra excavator added to match original analysis

Off-road Equipment - Equipment changed to match original analysis

Trips and VMT - Matches original

Demolition - demo hauling detailed in separate run

Grading - Export and hauling detailed in separate run. Export of 25000 and 1.5 graded acres per original run.

Vehicle Trips - Matches TIA and original

Woodstoves - Per original analysis. No woodstoves

Energy Use -

Construction Off-road Equipment Mitigation -

Mobile Land Use Mitigation - CAPCOA reduction measures: increase density (109 du/acre), increase transit accessibility (.5 mi from metro station), improve destination accessibility (7 mi from Downtown), pedestrian network improvement (project site).

Area Mitigation - Assumed no hearths in residential units

Energy Mitigation - Applicant committed to high-efficiency lighting (25% reduction) and energy efficient appliances. 33% renewable energy by 2020 per RPS (SBX1-2).

Water Mitigation - Project compliance with the LA Green Building Code results in a 20% reduction in both indoor and outdoor water use.

Waste Mitigation - In response to AB 341 the City of Los Angeles has achieved a land fill diversion rate of 76.4 percent as of 2013. Therefore, this analysis assumes at least 75% waste will be diverted from landfills.

Table Name	Column Name	Default Value	New Value
tblConstDustMitigation	WaterUnpavedRoadVehicleSpeed	0	15
tblConstructionPhase	NumDays	20.00	22.00
tblConstructionPhase	NumDays	4.00	66.00
tblConstructionPhase	NumDays	200.00	440.00

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tblConstructionPhase	NumDays	10.00	132.00
tblConstructionPhase	NumDays	10.00	44.00
tblFireplaces	FireplaceDayYear	25.00	208.00
tblFireplaces	FireplaceHourDay	3.00	6.00
tblFireplaces	FireplaceWoodMass	1,019.20	0.00
tblFireplaces	NumberGas	157.25	8.00
tblFireplaces	NumberNoFireplace	18.50	8.00
tblFireplaces	NumberWood	9.25	0.00
tblGrading	AcresOfGrading	24.75	1.50
tblGrading	MaterialExported	0.00	25,000.00
tblLandUse	LandUseSquareFeet	185,000.00	226,160.00
tblLandUse	LotAcreage	2.68	0.70
tblLandUse	LotAcreage	4.87	1.00
tblLandUse	Population	529.00	450.00
tblOffRoadEquipment	OffRoadEquipmentUnitAmount	1.00	0.00
tblOffRoadEquipment	OffRoadEquipmentUnitAmount	1.00	0.00
tblOffRoadEquipment	OffRoadEquipmentUnitAmount	1.00	0.00
tblOffRoadEquipment	UsageHours	6.00	0.00
tblOffRoadEquipment	UsageHours	8.00	0.00
tblOffRoadEquipment	UsageHours	8.00	0.00
tblTripsAndVMT	HaulingTripNumber	3,125.00	0.00
tblTripsAndVMT	VendorTripNumber	39.00	50.00
tblTripsAndVMT	VendorVehicleClass	HDT_Mix	HHDT
tblTripsAndVMT	WorkerTripNumber	183.00	178.00
tblVehicleTrips	HO_TTP	40.60	41.00
tblVehicleTrips	HS_TTP	19.20	19.00
tblVehicleTrips	HW_TTP	40.20	40.00

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tblVehicleTrips	ST_TR	6.39	5.65
tblVehicleTrips	SU_TR	5.86	5.65
tblVehicleTrips	WD_TR	6.65	5.65
tblWoodstoves	NumberCatalytic	9.25	0.00
tblWoodstoves	NumberNoncatalytic	9.25	0.00

2.0 Emissions Summary

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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					
2019	0.1165	1.1136	0.7279	1.5400e-003	0.1800	0.0517	0.2318	0.0899	0.0482	0.1381	0.0000	138.2331	138.2331	0.0290	0.0000	138.9576
2020	0.4012	3.1013	2.8956	7.7300e-003	0.2945	0.1087	0.4032	0.0786	0.1049	0.1835	0.0000	692.6224	692.6224	0.0706	0.0000	694.3861
2021	0.9754	1.9171	1.9635	5.1700e-003	0.2044	0.0670	0.2714	0.0545	0.0646	0.1191	0.0000	462.4833	462.4833	0.0461	0.0000	463.6346
Maximum	0.9754	3.1013	2.8956	7.7300e-003	0.2945	0.1087	0.4032	0.0899	0.1049	0.1835	0.0000	692.6224	692.6224	0.0706	0.0000	694.3861

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					
2019	0.1165	1.1136	0.7279	1.5400e-003	0.0878	0.0517	0.1395	0.0397	0.0482	0.0880	0.0000	138.2330	138.2330	0.0290	0.0000	138.9575
2020	0.4012	3.1013	2.8956	7.7300e-003	0.2945	0.1087	0.4032	0.0786	0.1049	0.1835	0.0000	692.6221	692.6221	0.0706	0.0000	694.3859
2021	0.9754	1.9171	1.9635	5.1700e-003	0.2044	0.0670	0.2714	0.0545	0.0646	0.1191	0.0000	462.4831	462.4831	0.0461	0.0000	463.6344
Maximum	0.9754	3.1013	2.8956	7.7300e-003	0.2945	0.1087	0.4032	0.0786	0.1049	0.1835	0.0000	692.6221	692.6221	0.0706	0.0000	694.3859

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	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio-CO2	Total CO2	CH4	N2O	CO2e
Percent Reduction	0.00	0.00	0.00	0.00	13.59	0.00	10.18	22.50	0.00	11.38	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	8-1-2019	10-31-2019	0.7061	0.7061
2	11-1-2019	1-31-2020	0.8178	0.8178
3	2-1-2020	4-30-2020	0.8552	0.8552
4	5-1-2020	7-31-2020	0.8719	0.8719
5	8-1-2020	10-31-2020	0.8731	0.8731
6	11-1-2020	1-31-2021	0.8539	0.8539
7	2-1-2021	4-30-2021	1.1790	1.1790
8	5-1-2021	7-31-2021	1.3113	1.3113
9	8-1-2021	9-30-2021	0.1338	0.1338
		Highest	1.3113	1.3113

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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	0.9589	0.0497	1.9276	2.8000e-004		0.0128	0.0128		0.0128	0.0128	0.0000	35.0909	35.0909	3.6500e-003	5.9000e-004	35.3568
Energy	9.1900e-003	0.0786	0.0334	5.0000e-004		6.3500e-003	6.3500e-003		6.3500e-003	6.3500e-003	0.0000	888.0750	888.0750	0.0206	5.5600e-003	890.2471
Mobile	0.3504	1.8164	4.8749	0.0169	1.3548	0.0144	1.3692	0.3632	0.0134	0.3766	0.0000	1,554.384 3	1,554.384 3	0.0830	0.0000	1,556.459 1
Waste						0.0000	0.0000		0.0000	0.0000	17.2745	0.0000	17.2745	1.0209	0.0000	42.7969
Water						0.0000	0.0000		0.0000	0.0000	3.8240	134.4354	138.2594	0.3959	9.9300e-003	151.1173
Total	1.3185	1.9447	6.8359	0.0176	1.3548	0.0335	1.3883	0.3632	0.0326	0.3958	21.0986	2,611.985 6	2,633.084 1	1.5241	0.0161	2,675.977 2

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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	0.9556	0.0221	1.9158	1.0000e-004		0.0106	0.0106		0.0106	0.0106	0.0000	3.1238	3.1238	3.0400e-003	0.0000	3.1998
Energy	9.1900e-003	0.0786	0.0334	5.0000e-004		6.3500e-003	6.3500e-003		6.3500e-003	6.3500e-003	0.0000	828.9921	828.9921	0.0192	5.2700e-003	831.0432
Mobile	0.2819	1.3462	3.1944	0.0102	0.7932	8.9200e-003	0.8021	0.2126	8.3200e-003	0.2209	0.0000	943.6385	943.6385	0.0538	0.0000	944.9838
Waste						0.0000	0.0000		0.0000	0.0000	4.3186	0.0000	4.3186	0.2552	0.0000	10.6992
Water						0.0000	0.0000		0.0000	0.0000	3.0592	107.5483	110.6075	0.3168	7.9400e-003	120.8938
Total	1.2467	1.4469	5.1437	0.0108	0.7932	0.0258	0.8190	0.2126	0.0252	0.2378	7.3778	1,883.3027	1,890.6806	0.6480	0.0132	1,910.8199

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio-CO2	Total CO2	CH4	N2O	CO2e
Percent Reduction	5.45	25.60	24.76	38.63	41.45	22.99	41.01	41.45	22.57	39.90	65.03	27.90	28.20	57.48	17.85	28.59

3.0 Construction Detail**Construction Phase**

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Phase Number	Phase Name	Phase Type	Start Date	End Date	Num Days Week	Num Days	Phase Description
1	Demolition	Demolition	8/1/2019	8/30/2019	5	22	
2	Grading	Grading	8/31/2019	12/2/2019	5	66	
3	Building Construction	Building Construction	12/3/2019	8/9/2021	5	440	
4	Architectural Coating	Architectural Coating	2/5/2021	8/9/2021	5	132	
5	Paving	Paving	6/9/2021	8/9/2021	5	44	

Acres of Grading (Site Preparation Phase): 0

Acres of Grading (Grading Phase): 1.5

Acres of Paving: 0.7

Residential Indoor: 457,974; Residential Outdoor: 152,658; Non-Residential Indoor: 0; Non-Residential Outdoor: 0; Striped Parking Area: 7,152 (Architectural Coating – sqft)

OffRoad Equipment

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Phase Name	Offroad Equipment Type	Amount	Usage Hours	Horse Power	Load Factor
Demolition	Concrete/Industrial Saws	1	8.00	81	0.73
Demolition	Rubber Tired Dozers	1	8.00	247	0.40
Demolition	Tractors/Loaders/Backhoes	3	8.00	97	0.37
Grading	Excavators	1	6.00	158	0.38
Grading	Graders	1	6.00	187	0.41
Grading	Rubber Tired Dozers	1	6.00	247	0.40
Grading	Tractors/Loaders/Backhoes	1	7.00	97	0.37
Building Construction	Cranes	1	6.00	231	0.29
Building Construction	Forklifts	1	6.00	89	0.20
Building Construction	Generator Sets	1	8.00	84	0.74
Building Construction	Tractors/Loaders/Backhoes	1	6.00	97	0.37
Building Construction	Welders	3	8.00	46	0.45
Architectural Coating	Air Compressors	1	6.00	78	0.48
Paving	Cement and Mortar Mixers	0	0.00	9	0.56
Paving	Pavers	1	6.00	130	0.42
Paving	Paving Equipment	0	0.00	132	0.36
Paving	Rollers	1	7.00	80	0.38
Paving	Tractors/Loaders/Backhoes	0	0.00	97	0.37

Trips and VMT

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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	5	13.00	0.00	0.00	14.70	6.90	20.00	LD_Mix	HDT_Mix	HHDT
Grading	4	10.00	0.00	0.00	14.70	6.90	20.00	LD_Mix	HDT_Mix	HHDT
Building Construction	7	178.00	50.00	0.00	14.70	6.90	20.00	LD_Mix	HHDT	HHDT
Architectural Coating	1	37.00	0.00	0.00	14.70	6.90	20.00	LD_Mix	HDT_Mix	HHDT
Paving	2	5.00	0.00	0.00	14.70	6.90	20.00	LD_Mix	HDT_Mix	HHDT

3.1 Mitigation Measures Construction

Water Exposed Area

Reduce Vehicle Speed on Unpaved Roads

3.2 Demolition - 2019**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	0.0253	0.2494	0.1638	2.7000e-004		0.0142	0.0142		0.0132	0.0132	0.0000	23.5577	23.5577	6.0000e-003	0.0000	23.7077
Total	0.0253	0.2494	0.1638	2.7000e-004		0.0142	0.0142		0.0132	0.0132	0.0000	23.5577	23.5577	6.0000e-003	0.0000	23.7077

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3.2 Demolition - 2019**Unmitigated Construction Off-Site**

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	tons/yr										MT/yr					
Hauling	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Vendor	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Worker	7.2000e-004	6.0000e-004	6.4900e-003	2.0000e-005	1.5700e-003	1.0000e-005	1.5800e-003	4.2000e-004	1.0000e-005	4.3000e-004	0.0000	1.5063	1.5063	5.0000e-005	0.0000	1.5076
Total	7.2000e-004	6.0000e-004	6.4900e-003	2.0000e-005	1.5700e-003	1.0000e-005	1.5800e-003	4.2000e-004	1.0000e-005	4.3000e-004	0.0000	1.5063	1.5063	5.0000e-005	0.0000	1.5076

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	0.0253	0.2494	0.1638	2.7000e-004		0.0142	0.0142		0.0132	0.0132	0.0000	23.5577	23.5577	6.0000e-003	0.0000	23.7076
Total	0.0253	0.2494	0.1638	2.7000e-004		0.0142	0.0142		0.0132	0.0132	0.0000	23.5577	23.5577	6.0000e-003	0.0000	23.7076

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3.2 Demolition - 2019**Mitigated Construction Off-Site**

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	tons/yr										MT/yr					
Hauling	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Vendor	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Worker	7.2000e-004	6.0000e-004	6.4900e-003	2.0000e-005	1.5700e-003	1.0000e-005	1.5800e-003	4.2000e-004	1.0000e-005	4.3000e-004	0.0000	1.5063	1.5063	5.0000e-005	0.0000	1.5076
Total	7.2000e-004	6.0000e-004	6.4900e-003	2.0000e-005	1.5700e-003	1.0000e-005	1.5800e-003	4.2000e-004	1.0000e-005	4.3000e-004	0.0000	1.5063	1.5063	5.0000e-005	0.0000	1.5076

3.3 Grading - 2019**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					0.1513	0.0000	0.1513	0.0822	0.0000	0.0822	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Off-Road	0.0533	0.5956	0.2988	5.9000e-004		0.0275	0.0275		0.0253	0.0253	0.0000	53.2801	53.2801	0.0169	0.0000	53.7015
Total	0.0533	0.5956	0.2988	5.9000e-004	0.1513	0.0275	0.1788	0.0822	0.0253	0.1075	0.0000	53.2801	53.2801	0.0169	0.0000	53.7015

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3.3 Grading - 2019**Unmitigated Construction Off-Site**

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	tons/yr										MT/yr					
Hauling	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Vendor	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Worker	1.6500e-003	1.3800e-003	0.0150	4.0000e-005	3.6200e-003	3.0000e-005	3.6500e-003	9.6000e-004	3.0000e-005	9.9000e-004	0.0000	3.4761	3.4761	1.2000e-004	0.0000	3.4791
Total	1.6500e-003	1.3800e-003	0.0150	4.0000e-005	3.6200e-003	3.0000e-005	3.6500e-003	9.6000e-004	3.0000e-005	9.9000e-004	0.0000	3.4761	3.4761	1.2000e-004	0.0000	3.4791

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					0.0590	0.0000	0.0590	0.0321	0.0000	0.0321	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Off-Road	0.0533	0.5956	0.2988	5.9000e-004		0.0275	0.0275		0.0253	0.0253	0.0000	53.2800	53.2800	0.0169	0.0000	53.7015
Total	0.0533	0.5956	0.2988	5.9000e-004	0.0590	0.0275	0.0865	0.0321	0.0253	0.0574	0.0000	53.2800	53.2800	0.0169	0.0000	53.7015

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3.3 Grading - 2019**Mitigated Construction Off-Site**

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	tons/yr										MT/yr					
Hauling	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Vendor	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Worker	1.6500e-003	1.3800e-003	0.0150	4.0000e-005	3.6200e-003	3.0000e-005	3.6500e-003	9.6000e-004	3.0000e-005	9.9000e-004	0.0000	3.4761	3.4761	1.2000e-004	0.0000	3.4791
Total	1.6500e-003	1.3800e-003	0.0150	4.0000e-005	3.6200e-003	3.0000e-005	3.6500e-003	9.6000e-004	3.0000e-005	9.9000e-004	0.0000	3.4761	3.4761	1.2000e-004	0.0000	3.4791

3.4 Building Construction - 2019**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	0.0239	0.1678	0.1416	2.3000e-004		9.6200e-003	9.6200e-003		9.2900e-003	9.2900e-003	0.0000	19.2226	19.2226	3.7000e-003	0.0000	19.3149
Total	0.0239	0.1678	0.1416	2.3000e-004		9.6200e-003	9.6200e-003		9.2900e-003	9.2900e-003	0.0000	19.2226	19.2226	3.7000e-003	0.0000	19.3149

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3.4 Building Construction - 2019**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	2.4100e-003	0.0910	0.0174	1.8000e-004	3.1200e-003	2.3000e-004	3.3500e-003	8.6000e-004	2.2000e-004	1.0800e-003	0.0000	17.5031	17.5031	1.5800e-003	0.0000	17.5427
Worker	9.3600e-003	7.8000e-003	0.0849	2.2000e-004	0.0205	1.8000e-004	0.0207	5.4400e-003	1.7000e-004	5.6100e-003	0.0000	19.6873	19.6873	6.8000e-004	0.0000	19.7042
Total	0.0118	0.0988	0.1022	4.0000e-004	0.0236	4.1000e-004	0.0240	6.3000e-003	3.9000e-004	6.6900e-003	0.0000	37.1904	37.1904	2.2600e-003	0.0000	37.2469

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	0.0239	0.1678	0.1416	2.3000e-004		9.6200e-003	9.6200e-003		9.2900e-003	9.2900e-003	0.0000	19.2225	19.2225	3.7000e-003	0.0000	19.3149
Total	0.0239	0.1678	0.1416	2.3000e-004		9.6200e-003	9.6200e-003		9.2900e-003	9.2900e-003	0.0000	19.2225	19.2225	3.7000e-003	0.0000	19.3149

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3.4 Building Construction - 2019**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	2.4100e-003	0.0910	0.0174	1.8000e-004	3.1200e-003	2.3000e-004	3.3500e-003	8.6000e-004	2.2000e-004	1.0800e-003	0.0000	17.5031	17.5031	1.5800e-003	0.0000	17.5427
Worker	9.3600e-003	7.8000e-003	0.0849	2.2000e-004	0.0205	1.8000e-004	0.0207	5.4400e-003	1.7000e-004	5.6100e-003	0.0000	19.6873	19.6873	6.8000e-004	0.0000	19.7042
Total	0.0118	0.0988	0.1022	4.0000e-004	0.0236	4.1000e-004	0.0240	6.3000e-003	3.9000e-004	6.6900e-003	0.0000	37.1904	37.1904	2.2600e-003	0.0000	37.2469

3.4 Building Construction - 2020**Unmitigated Construction On-Site**

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	tons/yr										MT/yr					
Off-Road	0.2660	1.9373	1.7276	2.8900e-003		0.1043	0.1043		0.1007	0.1007	0.0000	237.8202	237.8202	0.0442	0.0000	238.9239
Total	0.2660	1.9373	1.7276	2.8900e-003		0.1043	0.1043		0.1007	0.1007	0.0000	237.8202	237.8202	0.0442	0.0000	238.9239

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3.4 Building Construction - 2020**Unmitigated Construction Off-Site**

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	tons/yr										MT/yr					
Hauling	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Vendor	0.0276	1.0772	0.2081	2.2100e-003	0.0389	2.2900e-003	0.0412	0.0107	2.1900e-003	0.0129	0.0000	216.6437	216.6437	0.0189	0.0000	217.1161
Worker	0.1076	0.0868	0.9598	2.6400e-003	0.2555	2.1800e-003	0.2577	0.0679	2.0100e-003	0.0699	0.0000	238.1585	238.1585	7.5100e-003	0.0000	238.3462
Total	0.1352	1.1640	1.1680	4.8500e-003	0.2945	4.4700e-003	0.2989	0.0786	4.2000e-003	0.0828	0.0000	454.8022	454.8022	0.0264	0.0000	455.4622

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	0.2660	1.9373	1.7276	2.8900e-003		0.1043	0.1043		0.1007	0.1007	0.0000	237.8199	237.8199	0.0442	0.0000	238.9236
Total	0.2660	1.9373	1.7276	2.8900e-003		0.1043	0.1043		0.1007	0.1007	0.0000	237.8199	237.8199	0.0442	0.0000	238.9236

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3.4 Building Construction - 2020**Mitigated Construction Off-Site**

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	tons/yr										MT/yr					
Hauling	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Vendor	0.0276	1.0772	0.2081	2.2100e-003	0.0389	2.2900e-003	0.0412	0.0107	2.1900e-003	0.0129	0.0000	216.6437	216.6437	0.0189	0.0000	217.1161
Worker	0.1076	0.0868	0.9598	2.6400e-003	0.2555	2.1800e-003	0.2577	0.0679	2.0100e-003	0.0699	0.0000	238.1585	238.1585	7.5100e-003	0.0000	238.3462
Total	0.1352	1.1640	1.1680	4.8500e-003	0.2945	4.4700e-003	0.2989	0.0786	4.2000e-003	0.0828	0.0000	454.8022	454.8022	0.0264	0.0000	455.4622

3.4 Building Construction - 2021**Unmitigated Construction On-Site**

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	tons/yr										MT/yr					
Off-Road	0.1423	1.0704	1.0126	1.7300e-003		0.0537	0.0537		0.0519	0.0519	0.0000	142.5149	142.5149	0.0254	0.0000	143.1510
Total	0.1423	1.0704	1.0126	1.7300e-003		0.0537	0.0537		0.0519	0.0519	0.0000	142.5149	142.5149	0.0254	0.0000	143.1510

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3.4 Building Construction - 2021**Unmitigated Construction Off-Site**

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	tons/yr										MT/yr					
Hauling	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Vendor	0.0157	0.6107	0.1219	1.3100e-003	0.0233	1.2300e-003	0.0246	6.4100e-003	1.1700e-003	7.5900e-003	0.0000	128.4496	128.4496	0.0110	0.0000	128.7247
Worker	0.0601	0.0468	0.5284	1.5300e-003	0.1531	1.2600e-003	0.1544	0.0407	1.1600e-003	0.0418	0.0000	138.1814	138.1814	4.0700e-003	0.0000	138.2830
Total	0.0758	0.6575	0.6503	2.8400e-003	0.1765	2.4900e-003	0.1789	0.0471	2.3300e-003	0.0494	0.0000	266.6310	266.6310	0.0151	0.0000	267.0077

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	0.1423	1.0704	1.0126	1.7300e-003		0.0537	0.0537		0.0519	0.0519	0.0000	142.5147	142.5147	0.0254	0.0000	143.1508
Total	0.1423	1.0704	1.0126	1.7300e-003		0.0537	0.0537		0.0519	0.0519	0.0000	142.5147	142.5147	0.0254	0.0000	143.1508

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3.4 Building Construction - 2021**Mitigated Construction Off-Site**

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	tons/yr										MT/yr					
Hauling	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Vendor	0.0157	0.6107	0.1219	1.3100e-003	0.0233	1.2300e-003	0.0246	6.4100e-003	1.1700e-003	7.5900e-003	0.0000	128.4496	128.4496	0.0110	0.0000	128.7247
Worker	0.0601	0.0468	0.5284	1.5300e-003	0.1531	1.2600e-003	0.1544	0.0407	1.1600e-003	0.0418	0.0000	138.1814	138.1814	4.0700e-003	0.0000	138.2830
Total	0.0758	0.6575	0.6503	2.8400e-003	0.1765	2.4900e-003	0.1789	0.0471	2.3300e-003	0.0494	0.0000	266.6310	266.6310	0.0151	0.0000	267.0077

3.5 Architectural Coating - 2021**Unmitigated Construction On-Site**

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	tons/yr										MT/yr					
Archit. Coating	0.7241					0.0000	0.0000		0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Off-Road	0.0145	0.1008	0.1200	2.0000e-004		6.2100e-003	6.2100e-003		6.2100e-003	6.2100e-003	0.0000	16.8515	16.8515	1.1600e-003	0.0000	16.8804
Total	0.7386	0.1008	0.1200	2.0000e-004		6.2100e-003	6.2100e-003		6.2100e-003	6.2100e-003	0.0000	16.8515	16.8515	1.1600e-003	0.0000	16.8804

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3.5 Architectural Coating - 2021**Unmitigated Construction Off-Site**

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	tons/yr										MT/yr					
Hauling	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Vendor	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Worker	0.0105	8.1800e-003	0.0924	2.7000e-004	0.0268	2.2000e-004	0.0270	7.1100e-003	2.0000e-004	7.3100e-003	0.0000	24.1494	24.1494	7.1000e-004	0.0000	24.1671
Total	0.0105	8.1800e-003	0.0924	2.7000e-004	0.0268	2.2000e-004	0.0270	7.1100e-003	2.0000e-004	7.3100e-003	0.0000	24.1494	24.1494	7.1000e-004	0.0000	24.1671

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	0.7241					0.0000	0.0000		0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Off-Road	0.0145	0.1008	0.1200	2.0000e-004		6.2100e-003	6.2100e-003		6.2100e-003	6.2100e-003	0.0000	16.8515	16.8515	1.1600e-003	0.0000	16.8804
Total	0.7386	0.1008	0.1200	2.0000e-004		6.2100e-003	6.2100e-003		6.2100e-003	6.2100e-003	0.0000	16.8515	16.8515	1.1600e-003	0.0000	16.8804

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3.5 Architectural Coating - 2021**Mitigated Construction Off-Site**

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	tons/yr										MT/yr					
Hauling	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Vendor	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Worker	0.0105	8.1800e-003	0.0924	2.7000e-004	0.0268	2.2000e-004	0.0270	7.1100e-003	2.0000e-004	7.3100e-003	0.0000	24.1494	24.1494	7.1000e-004	0.0000	24.1671
Total	0.0105	8.1800e-003	0.0924	2.7000e-004	0.0268	2.2000e-004	0.0270	7.1100e-003	2.0000e-004	7.3100e-003	0.0000	24.1494	24.1494	7.1000e-004	0.0000	24.1671

3.6 Paving - 2021**Unmitigated Construction On-Site**

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	tons/yr										MT/yr					
Off-Road	7.7100e-003	0.0799	0.0841	1.3000e-004		4.3300e-003	4.3300e-003		3.9900e-003	3.9900e-003	0.0000	11.2488	11.2488	3.6400e-003	0.0000	11.3398
Paving	0.0000					0.0000	0.0000		0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Total	7.7100e-003	0.0799	0.0841	1.3000e-004		4.3300e-003	4.3300e-003		3.9900e-003	3.9900e-003	0.0000	11.2488	11.2488	3.6400e-003	0.0000	11.3398

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3.6 Paving - 2021**Unmitigated Construction Off-Site**

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	tons/yr										MT/yr					
Hauling	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Vendor	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Worker	4.7000e-004	3.7000e-004	4.1600e-003	1.0000e-005	1.2100e-003	1.0000e-005	1.2200e-003	3.2000e-004	1.0000e-005	3.3000e-004	0.0000	1.0878	1.0878	3.0000e-005	0.0000	1.0886
Total	4.7000e-004	3.7000e-004	4.1600e-003	1.0000e-005	1.2100e-003	1.0000e-005	1.2200e-003	3.2000e-004	1.0000e-005	3.3000e-004	0.0000	1.0878	1.0878	3.0000e-005	0.0000	1.0886

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	7.7100e-003	0.0799	0.0841	1.3000e-004		4.3300e-003	4.3300e-003		3.9900e-003	3.9900e-003	0.0000	11.2488	11.2488	3.6400e-003	0.0000	11.3398
Paving	0.0000					0.0000	0.0000		0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Total	7.7100e-003	0.0799	0.0841	1.3000e-004		4.3300e-003	4.3300e-003		3.9900e-003	3.9900e-003	0.0000	11.2488	11.2488	3.6400e-003	0.0000	11.3398

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3.6 Paving - 2021**Mitigated Construction Off-Site**

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	tons/yr										MT/yr					
Hauling	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Vendor	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Worker	4.7000e-004	3.7000e-004	4.1600e-003	1.0000e-005	1.2100e-003	1.0000e-005	1.2200e-003	3.2000e-004	1.0000e-005	3.3000e-004	0.0000	1.0878	1.0878	3.0000e-005	0.0000	1.0886
Total	4.7000e-004	3.7000e-004	4.1600e-003	1.0000e-005	1.2100e-003	1.0000e-005	1.2200e-003	3.2000e-004	1.0000e-005	3.3000e-004	0.0000	1.0878	1.0878	3.0000e-005	0.0000	1.0886

4.0 Operational Detail - Mobile**4.1 Mitigation Measures Mobile**

Increase Density

Improve Destination Accessibility

Increase Transit Accessibility

Improve Pedestrian Network

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	ROG	NOx	CO	SO2	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	0.2819	1.3462	3.1944	0.0102	0.7932	8.9200e-003	0.8021	0.2126	8.3200e-003	0.2209	0.0000	943.6385	943.6385	0.0538	0.0000	944.9838
Unmitigated	0.3504	1.8164	4.8749	0.0169	1.3548	0.0144	1.3692	0.3632	0.0134	0.3766	0.0000	1,554.3843	1,554.3843	0.0830	0.0000	1,556.4591

4.2 Trip Summary Information

Land Use	Average Daily Trip Rate			Unmitigated	Mitigated
	Weekday	Saturday	Sunday	Annual VMT	Annual VMT
Apartments Mid Rise	1,045.25	1,045.25	1,045.25	3,569,617	2,089,842
Enclosed Parking with Elevator	0.00	0.00	0.00		
Total	1,045.25	1,045.25	1,045.25	3,569,617	2,089,842

4.3 Trip Type Information

Land Use	Miles			Trip %			Trip Purpose %		
	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	40.00	19.00	41.00	86	11	3
Enclosed Parking with Elevator	16.60	8.40	6.90	0.00	0.00	0.00	0	0	0

4.4 Fleet Mix

Land Use	LDA	LDT1	LDT2	MDV	LHD1	LHD2	MHD	HHD	OBUS	UBUS	MCY	SBUS	MH
Apartments Mid Rise	0.547192	0.045177	0.202743	0.121510	0.016147	0.006143	0.019743	0.029945	0.002479	0.002270	0.005078	0.000682	0.000891
Enclosed Parking with Elevator	0.547192	0.045177	0.202743	0.121510	0.016147	0.006143	0.019743	0.029945	0.002479	0.002270	0.005078	0.000682	0.000891

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5.0 Energy Detail

Historical Energy Use: N

5.1 Mitigation Measures Energy

Install High Efficiency Lighting

Install Energy Efficient Appliances

	ROG	NOx	CO	SO2	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	737.9996	737.9996	0.0174	3.6100e-003	739.5100
Electricity Unmitigated						0.0000	0.0000		0.0000	0.0000	0.0000	797.0826	797.0826	0.0188	3.8900e-003	798.7139
NaturalGas Mitigated	9.1900e-003	0.0786	0.0334	5.0000e-004		6.3500e-003	6.3500e-003		6.3500e-003	6.3500e-003	0.0000	90.9924	90.9924	1.7400e-003	1.6700e-003	91.5332
NaturalGas Unmitigated	9.1900e-003	0.0786	0.0334	5.0000e-004		6.3500e-003	6.3500e-003		6.3500e-003	6.3500e-003	0.0000	90.9924	90.9924	1.7400e-003	1.6700e-003	91.5332

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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	1.70513e+006	9.1900e-003	0.0786	0.0334	5.0000e-004		6.3500e-003	6.3500e-003		6.3500e-003	6.3500e-003	0.0000	90.9924	90.9924	1.7400e-003	1.6700e-003	91.5332
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
Total		9.1900e-003	0.0786	0.0334	5.0000e-004		6.3500e-003	6.3500e-003		6.3500e-003	6.3500e-003	0.0000	90.9924	90.9924	1.7400e-003	1.6700e-003	91.5332

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	1.70513e+006	9.1900e-003	0.0786	0.0334	5.0000e-004		6.3500e-003	6.3500e-003		6.3500e-003	6.3500e-003	0.0000	90.9924	90.9924	1.7400e-003	1.6700e-003	91.5332
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
Total		9.1900e-003	0.0786	0.0334	5.0000e-004		6.3500e-003	6.3500e-003		6.3500e-003	6.3500e-003	0.0000	90.9924	90.9924	1.7400e-003	1.6700e-003	91.5332

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5.3 Energy by Land Use - Electricity**Unmitigated**

	Electricity Use	Total CO2	CH4	N2O	CO2e
Land Use	kWh/yr	MT/yr			
Apartments Mid Rise	732615	408.0383	9.6400e-003	1.9900e-003	408.8734
Enclosed Parking with Elevator	698512	389.0443	9.1900e-003	1.9000e-003	389.8405
Total		797.0826	0.0188	3.8900e-003	798.7139

Mitigated

	Electricity Use	Total CO2	CH4	N2O	CO2e
Land Use	kWh/yr	MT/yr			
Apartments Mid Rise	678684	378.0009	8.9300e-003	1.8500e-003	378.7745
Enclosed Parking with Elevator	646362	359.9988	8.5000e-003	1.7600e-003	360.7356
Total		737.9996	0.0174	3.6100e-003	739.5100

6.0 Area Detail**6.1 Mitigation Measures Area**

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No Hearths Installed

	ROG	NOx	CO	SO2	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	0.9556	0.0221	1.9158	1.0000e-004		0.0106	0.0106		0.0106	0.0106	0.0000	3.1238	3.1238	3.0400e-003	0.0000	3.1998
Unmitigated	0.9589	0.0497	1.9276	2.8000e-004		0.0128	0.0128		0.0128	0.0128	0.0000	35.0909	35.0909	3.6500e-003	5.9000e-004	35.3568

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	0.0724					0.0000	0.0000		0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Consumer Products	0.8249					0.0000	0.0000		0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Hearth	3.2300e-003	0.0276	0.0118	1.8000e-004		2.2300e-003	2.2300e-003		2.2300e-003	2.2300e-003	0.0000	31.9671	31.9671	6.1000e-004	5.9000e-004	32.1570
Landscaping	0.0583	0.0221	1.9158	1.0000e-004		0.0106	0.0106		0.0106	0.0106	0.0000	3.1238	3.1238	3.0400e-003	0.0000	3.1998
Total	0.9589	0.0497	1.9276	2.8000e-004		0.0128	0.0128		0.0128	0.0128	0.0000	35.0909	35.0909	3.6500e-003	5.9000e-004	35.3568

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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	0.0724					0.0000	0.0000		0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Consumer Products	0.8249					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	0.0583	0.0221	1.9158	1.0000e-004		0.0106	0.0106		0.0106	0.0106	0.0000	3.1238	3.1238	3.0400e-003	0.0000	3.1998
Total	0.9556	0.0221	1.9158	1.0000e-004		0.0106	0.0106		0.0106	0.0106	0.0000	3.1238	3.1238	3.0400e-003	0.0000	3.1998

7.0 Water Detail**7.1 Mitigation Measures Water**

Apply Water Conservation Strategy

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	Total CO2	CH4	N2O	CO2e
Category	MT/yr			
Mitigated	110.6075	0.3168	7.9400e-003	120.8938
Unmitigated	138.2594	0.3959	9.9300e-003	151.1173

7.2 Water by Land Use

Unmitigated

	Indoor/Outdoor Use	Total CO2	CH4	N2O	CO2e
Land Use	Mgal	MT/yr			
Apartments Mid Rise	12.0535 / 7.59894	138.2594	0.3959	9.9300e-003	151.1173
Enclosed Parking with Elevator	0 / 0	0.0000	0.0000	0.0000	0.0000
Total		138.2594	0.3959	9.9300e-003	151.1173

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7.2 Water by Land Use**Mitigated**

	Indoor/Outdoor Use	Total CO2	CH4	N2O	CO2e
Land Use	Mgal	MT/yr			
Apartments Mid Rise	9.6428 / 6.07915	110.6075	0.3168	7.9400e-003	120.8938
Enclosed Parking with Elevator	0 / 0	0.0000	0.0000	0.0000	0.0000
Total		110.6075	0.3168	7.9400e-003	120.8938

8.0 Waste Detail

8.1 Mitigation Measures Waste

Institute Recycling and Composting Services

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Category/Year

	Total CO2	CH4	N2O	CO2e
	MT/yr			
Mitigated	4.3186	0.2552	0.0000	10.6992
Unmitigated	17.2745	1.0209	0.0000	42.7969

8.2 Waste by Land Use**Unmitigated**

	Waste Disposed	Total CO2	CH4	N2O	CO2e
Land Use	tons	MT/yr			
Apartments Mid Rise	85.1	17.2745	1.0209	0.0000	42.7969
Enclosed Parking with Elevator	0	0.0000	0.0000	0.0000	0.0000
Total		17.2745	1.0209	0.0000	42.7969

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8.2 Waste by Land Use**Mitigated**

	Waste Disposed	Total CO2	CH4	N2O	CO2e
Land Use	tons	MT/yr			
Apartments Mid Rise	21.275	4.3186	0.2552	0.0000	10.6992
Enclosed Parking with Elevator	0	0.0000	0.0000	0.0000	0.0000
Total		4.3186	0.2552	0.0000	10.6992

9.0 Operational Offroad

Equipment Type	Number	Hours/Day	Days/Year	Horse Power	Load Factor	Fuel Type
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10.0 Stationary Equipment**Fire Pumps and Emergency Generators**

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

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

Equipment Type	Number
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11.0 Vegetation

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