

Garvey Walnut Mixed Use - South Coast Air Basin, Annual

**Garvey Walnut Mixed Use
South Coast Air Basin, Annual**

1.0 Project Characteristics

1.1 Land Usage

Land Uses	Size	Metric	Lot Acreage	Floor Surface Area	Population
Condo/Townhouse High Rise	42.00	Dwelling Unit	0.25	42,000.00	120
General Office Building	54.70	1000sqft	0.25	54,700.00	0
Strip Mall	52.74	1000sqft	0.25	52,740.00	0
High Turnover (Sit Down Restaurant)	1.13	1000sqft	0.25	1,130.00	0
Health Club	55.20	1000sqft	0.10	55,200.00	0
Parking Lot	204.00	Space	0.10	81,600.00	0

1.2 Other Project Characteristics

Urbanization	Urban	Wind Speed (m/s)	2.2	Precipitation Freq (Days)	31
Climate Zone	9			Operational Year	2022
Utility Company	Southern California Edison				
CO2 Intensity (lb/MWhr)	702.44	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 - total site acreage is 1.057

Construction Phase - 20 days demo, 4 days grading, 200 days construction, 10 days paving

Demolition - 5000 sf demo

Vehicle Trips - trip rates per tia

Construction Off-road Equipment Mitigation -

Area Mitigation -

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Table Name	Column Name	Default Value	New Value
tblConstructionPhase	NumDays	10.00	34.00
tblConstructionPhase	PhaseEndDate	12/10/2021	12/30/2021
tblConstructionPhase	PhaseStartDate	11/27/2021	11/13/2021
tblLandUse	LotAcreage	0.66	0.25
tblLandUse	LotAcreage	1.26	0.25
tblLandUse	LotAcreage	1.21	0.25
tblLandUse	LotAcreage	0.03	0.25
tblLandUse	LotAcreage	1.27	0.10
tblLandUse	LotAcreage	1.84	0.10
tblVehicleTrips	ST_TR	4.31	5.21
tblVehicleTrips	ST_TR	2.46	0.93
tblVehicleTrips	ST_TR	20.87	2.88
tblVehicleTrips	ST_TR	158.37	350.44
tblVehicleTrips	ST_TR	42.04	3.49
tblVehicleTrips	SU_TR	3.43	5.21
tblVehicleTrips	SU_TR	1.05	0.93
tblVehicleTrips	SU_TR	26.73	2.88
tblVehicleTrips	SU_TR	131.84	350.44
tblVehicleTrips	SU_TR	20.43	3.49
tblVehicleTrips	WD_TR	4.18	5.21
tblVehicleTrips	WD_TR	11.03	0.93
tblVehicleTrips	WD_TR	32.93	2.88
tblVehicleTrips	WD_TR	127.15	350.44
tblVehicleTrips	WD_TR	44.32	3.49

2.0 Emissions Summary

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Quarter	Start Date	End Date	Maximum Unmitigated ROG + NOX (tons/quarter)	Maximum Mitigated ROG + NOX (tons/quarter)
1	1-1-2021	3-31-2021	0.6449	0.6449
2	4-1-2021	6-30-2021	0.6739	0.6739
3	7-1-2021	9-30-2021	0.6813	0.6813
		Highest	0.6813	0.6813

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	0.9901	0.0159	0.7053	7.0000e-004		0.0425	0.0425		0.0425	0.0425	4.4612	9.2895	13.7507	0.0140	3.0000e-004	14.1912
Energy	0.0134	0.1198	0.0899	7.3000e-004		9.2300e-003	9.2300e-003		9.2300e-003	9.2300e-003	0.0000	863.3772	863.3772	0.0327	8.6700e-003	866.7788
Mobile	0.2452	1.2593	2.7869	9.8900e-003	0.8134	8.0500e-003	0.8214	0.2179	7.5100e-003	0.2254	0.0000	913.8344	913.8344	0.0466	0.0000	914.9992
Waste						0.0000	0.0000		0.0000	0.0000	92.0889	0.0000	92.0889	5.4423	0.0000	228.1463
Water						0.0000	0.0000		0.0000	0.0000	6.3364	125.6987	132.0352	0.6560	0.0164	153.3346
Total	1.2486	1.3951	3.5821	0.0113	0.8134	0.0598	0.8732	0.2179	0.0593	0.2772	102.8865	1,912.1999	2,015.0865	6.1916	0.0254	2,177.4501

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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	0.8535	0.0129	0.4416	7.0000e-005		3.0500e-003	3.0500e-003		3.0500e-003	3.0500e-003	0.0000	9.7938	9.7938	8.8000e-004	1.7000e-004	9.8654
Energy	0.0134	0.1198	0.0899	7.3000e-004		9.2300e-003	9.2300e-003		9.2300e-003	9.2300e-003	0.0000	863.3772	863.3772	0.0327	8.6700e-003	866.7788
Mobile	0.2452	1.2593	2.7869	9.8900e-003	0.8134	8.0500e-003	0.8214	0.2179	7.5100e-003	0.2254	0.0000	913.8344	913.8344	0.0466	0.0000	914.9992
Waste						0.0000	0.0000		0.0000	0.0000	92.0889	0.0000	92.0889	5.4423	0.0000	228.1463
Water						0.0000	0.0000		0.0000	0.0000	6.3364	125.6987	132.0352	0.6560	0.0164	153.3346
Total	1.1120	1.3920	3.3184	0.0107	0.8134	0.0203	0.8337	0.2179	0.0198	0.2377	98.4253	1,912.7042	2,011.1295	6.1785	0.0253	2,173.1243

	ROG	NOx	CO	SO2	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	10.94	0.22	7.36	5.57	0.00	66.00	4.52	0.00	66.60	14.24	4.34	-0.03	0.20	0.21	0.51	0.20

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	1/1/2021	1/28/2021	5	20	
2	Grading	Grading	2/2/2021	2/5/2021	5	4	
3	Building Construction	Building Construction	2/6/2021	11/12/2021	5	200	
4	Paving	Paving	11/13/2021	11/26/2021	5	10	
5	Architectural Coating	Architectural Coating	11/13/2021	12/30/2021	5	34	

Acres of Grading (Site Preparation Phase): 0

Acres of Grading (Grading Phase): 1.5

Acres of Paving: 0.1

Residential Indoor: 85,050; Residential Outdoor: 28,350; Non-Residential Indoor: 245,655; Non-Residential Outdoor: 81,885; Striped Parking Area: 4,896 (Architectural Coating – sqft)

OffRoad Equipment

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

Trips and VMT

Phase Name	Offroad Equipment Count	Worker Trip Number	Vendor Trip Number	Hauling Trip Number	Worker Trip Length	Vendor Trip Length	Hauling Trip Length	Worker Vehicle Class	Vendor Vehicle Class	Hauling Vehicle Class
Demolition	5	13.00	0.00	23.00	14.70	6.90	20.00	LD_Mix	HDT_Mix	HHDT
Grading	3	8.00	0.00	0.00	14.70	6.90	20.00	LD_Mix	HDT_Mix	HHDT
Building Construction	7	123.00	45.00	0.00	14.70	6.90	20.00	LD_Mix	HDT_Mix	HHDT
Paving	5	13.00	0.00	0.00	14.70	6.90	20.00	LD_Mix	HDT_Mix	HHDT
Architectural Coating	1	25.00	0.00	0.00	14.70	6.90	20.00	LD_Mix	HDT_Mix	HHDT

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3.1 Mitigation Measures Construction

Water Exposed Area

3.2 Demolition - 2021

Unmitigated Construction On-Site

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	tons/yr										MT/yr					
Fugitive Dust					2.4600e-003	0.0000	2.4600e-003	3.7000e-004	0.0000	3.7000e-004	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Off-Road	0.0199	0.1970	0.1449	2.4000e-004		0.0104	0.0104		9.7100e-003	9.7100e-003	0.0000	21.0713	21.0713	5.3900e-003	0.0000	21.2060
Total	0.0199	0.1970	0.1449	2.4000e-004	2.4600e-003	0.0104	0.0129	3.7000e-004	9.7100e-003	0.0101	0.0000	21.0713	21.0713	5.3900e-003	0.0000	21.2060

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3.2 Demolition - 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	9.0000e-005	3.0800e-003	6.8000e-004	1.0000e-005	2.0000e-004	1.0000e-005	2.1000e-004	5.0000e-005	1.0000e-005	6.0000e-005	0.0000	0.8630	0.8630	6.0000e-005	0.0000	0.8646
Vendor	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Worker	5.4000e-004	4.0000e-004	4.5400e-003	1.0000e-005	1.4300e-003	1.0000e-005	1.4400e-003	3.8000e-004	1.0000e-005	3.9000e-004	0.0000	1.2437	1.2437	3.0000e-005	0.0000	1.2445
Total	6.3000e-004	3.4800e-003	5.2200e-003	2.0000e-005	1.6300e-003	2.0000e-005	1.6500e-003	4.3000e-004	2.0000e-005	4.5000e-004	0.0000	2.1067	2.1067	9.0000e-005	0.0000	2.1091

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					1.1100e-003	0.0000	1.1100e-003	1.7000e-004	0.0000	1.7000e-004	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Off-Road	0.0199	0.1970	0.1449	2.4000e-004		0.0104	0.0104		9.7100e-003	9.7100e-003	0.0000	21.0713	21.0713	5.3900e-003	0.0000	21.2060
Total	0.0199	0.1970	0.1449	2.4000e-004	1.1100e-003	0.0104	0.0115	1.7000e-004	9.7100e-003	9.8800e-003	0.0000	21.0713	21.0713	5.3900e-003	0.0000	21.2060

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3.2 Demolition - 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	9.0000e-005	3.0800e-003	6.8000e-004	1.0000e-005	2.0000e-004	1.0000e-005	2.1000e-004	5.0000e-005	1.0000e-005	6.0000e-005	0.0000	0.8630	0.8630	6.0000e-005	0.0000	0.8646
Vendor	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Worker	5.4000e-004	4.0000e-004	4.5400e-003	1.0000e-005	1.4300e-003	1.0000e-005	1.4400e-003	3.8000e-004	1.0000e-005	3.9000e-004	0.0000	1.2437	1.2437	3.0000e-005	0.0000	1.2445
Total	6.3000e-004	3.4800e-003	5.2200e-003	2.0000e-005	1.6300e-003	2.0000e-005	1.6500e-003	4.3000e-004	2.0000e-005	4.5000e-004	0.0000	2.1067	2.1067	9.0000e-005	0.0000	2.1091

3.3 Grading - 2021

Unmitigated Construction On-Site

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	tons/yr										MT/yr					
Fugitive Dust					9.8300e-003	0.0000	9.8300e-003	5.0500e-003	0.0000	5.0500e-003	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Off-Road	2.5800e-003	0.0287	0.0127	3.0000e-005		1.2800e-003	1.2800e-003		1.1700e-003	1.1700e-003	0.0000	2.4767	2.4767	8.0000e-004	0.0000	2.4968
Total	2.5800e-003	0.0287	0.0127	3.0000e-005	9.8300e-003	1.2800e-003	0.0111	5.0500e-003	1.1700e-003	6.2200e-003	0.0000	2.4767	2.4767	8.0000e-004	0.0000	2.4968

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3.3 Grading - 2021

Unmitigated Construction Off-Site

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	tons/yr										MT/yr					
Hauling	0.0000	0.0000	0.0000	0.0000	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	7.0000e-005	5.0000e-005	5.6000e-004	0.0000	1.8000e-004	0.0000	1.8000e-004	5.0000e-005	0.0000	5.0000e-005	0.0000	0.1531	0.1531	0.0000	0.0000	0.1532
Total	7.0000e-005	5.0000e-005	5.6000e-004	0.0000	1.8000e-004	0.0000	1.8000e-004	5.0000e-005	0.0000	5.0000e-005	0.0000	0.1531	0.1531	0.0000	0.0000	0.1532

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					4.4200e-003	0.0000	4.4200e-003	2.2700e-003	0.0000	2.2700e-003	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Off-Road	2.5800e-003	0.0287	0.0127	3.0000e-005		1.2800e-003	1.2800e-003		1.1700e-003	1.1700e-003	0.0000	2.4767	2.4767	8.0000e-004	0.0000	2.4968
Total	2.5800e-003	0.0287	0.0127	3.0000e-005	4.4200e-003	1.2800e-003	5.7000e-003	2.2700e-003	1.1700e-003	3.4400e-003	0.0000	2.4767	2.4767	8.0000e-004	0.0000	2.4968

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3.3 Grading - 2021

Mitigated Construction Off-Site

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	tons/yr										MT/yr					
Hauling	0.0000	0.0000	0.0000	0.0000	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	7.0000e-005	5.0000e-005	5.6000e-004	0.0000	1.8000e-004	0.0000	1.8000e-004	5.0000e-005	0.0000	5.0000e-005	0.0000	0.1531	0.1531	0.0000	0.0000	0.1532
Total	7.0000e-005	5.0000e-005	5.6000e-004	0.0000	1.8000e-004	0.0000	1.8000e-004	5.0000e-005	0.0000	5.0000e-005	0.0000	0.1531	0.1531	0.0000	0.0000	0.1532

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	0.1813	1.3636	1.2899	2.2000e-003		0.0684	0.0684		0.0661	0.0661	0.0000	181.5476	181.5476	0.0324	0.0000	182.3579
Total	0.1813	1.3636	1.2899	2.2000e-003		0.0684	0.0684		0.0661	0.0661	0.0000	181.5476	181.5476	0.0324	0.0000	182.3579

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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	0.0129	0.4377	0.1106	1.1300e-003	0.0284	8.9000e-004	0.0293	8.1800e-003	8.5000e-004	9.0300e-003	0.0000	109.2630	109.2630	7.0400e-003	0.0000	109.4391
Worker	0.0511	0.0379	0.4293	1.3000e-003	0.1350	1.0200e-003	0.1360	0.0358	9.4000e-004	0.0368	0.0000	117.6682	117.6682	3.1700e-003	0.0000	117.7474
Total	0.0641	0.4757	0.5399	2.4300e-003	0.1633	1.9100e-003	0.1652	0.0440	1.7900e-003	0.0458	0.0000	226.9312	226.9312	0.0102	0.0000	227.1864

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	0.1813	1.3636	1.2899	2.2000e-003		0.0684	0.0684		0.0661	0.0661	0.0000	181.5474	181.5474	0.0324	0.0000	182.3577
Total	0.1813	1.3636	1.2899	2.2000e-003		0.0684	0.0684		0.0661	0.0661	0.0000	181.5474	181.5474	0.0324	0.0000	182.3577

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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	0.0129	0.4377	0.1106	1.1300e-003	0.0284	8.9000e-004	0.0293	8.1800e-003	8.5000e-004	9.0300e-003	0.0000	109.2630	109.2630	7.0400e-003	0.0000	109.4391
Worker	0.0511	0.0379	0.4293	1.3000e-003	0.1350	1.0200e-003	0.1360	0.0358	9.4000e-004	0.0368	0.0000	117.6682	117.6682	3.1700e-003	0.0000	117.7474
Total	0.0641	0.4757	0.5399	2.4300e-003	0.1633	1.9100e-003	0.1652	0.0440	1.7900e-003	0.0458	0.0000	226.9312	226.9312	0.0102	0.0000	227.1864

3.5 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	3.8700e-003	0.0387	0.0443	7.0000e-005		2.0800e-003	2.0800e-003		1.9100e-003	1.9100e-003	0.0000	5.8825	5.8825	1.8600e-003	0.0000	5.9291
Paving	1.3000e-004					0.0000	0.0000		0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Total	4.0000e-003	0.0387	0.0443	7.0000e-005		2.0800e-003	2.0800e-003		1.9100e-003	1.9100e-003	0.0000	5.8825	5.8825	1.8600e-003	0.0000	5.9291

Garvey Walnut Mixed Use - South Coast Air Basin, Annual

3.5 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	2.7000e-004	2.0000e-004	2.2700e-003	1.0000e-005	7.1000e-004	1.0000e-005	7.2000e-004	1.9000e-004	0.0000	1.9000e-004	0.0000	0.6218	0.6218	2.0000e-005	0.0000	0.6222
Total	2.7000e-004	2.0000e-004	2.2700e-003	1.0000e-005	7.1000e-004	1.0000e-005	7.2000e-004	1.9000e-004	0.0000	1.9000e-004	0.0000	0.6218	0.6218	2.0000e-005	0.0000	0.6222

Mitigated Construction On-Site

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	tons/yr										MT/yr					
Off-Road	3.8700e-003	0.0387	0.0443	7.0000e-005		2.0800e-003	2.0800e-003		1.9100e-003	1.9100e-003	0.0000	5.8825	5.8825	1.8600e-003	0.0000	5.9291
Paving	1.3000e-004					0.0000	0.0000		0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Total	4.0000e-003	0.0387	0.0443	7.0000e-005		2.0800e-003	2.0800e-003		1.9100e-003	1.9100e-003	0.0000	5.8825	5.8825	1.8600e-003	0.0000	5.9291

Garvey Walnut Mixed Use - South Coast Air Basin, Annual

3.5 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	2.7000e-004	2.0000e-004	2.2700e-003	1.0000e-005	7.1000e-004	1.0000e-005	7.2000e-004	1.9000e-004	0.0000	1.9000e-004	0.0000	0.6218	0.6218	2.0000e-005	0.0000	0.6222
Total	2.7000e-004	2.0000e-004	2.2700e-003	1.0000e-005	7.1000e-004	1.0000e-005	7.2000e-004	1.9000e-004	0.0000	1.9000e-004	0.0000	0.6218	0.6218	2.0000e-005	0.0000	0.6222

3.6 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	0.9018					0.0000	0.0000		0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Off-Road	3.7200e-003	0.0260	0.0309	5.0000e-005		1.6000e-003	1.6000e-003		1.6000e-003	1.6000e-003	0.0000	4.3405	4.3405	3.0000e-004	0.0000	4.3480
Total	0.9055	0.0260	0.0309	5.0000e-005		1.6000e-003	1.6000e-003		1.6000e-003	1.6000e-003	0.0000	4.3405	4.3405	3.0000e-004	0.0000	4.3480

Garvey Walnut Mixed Use - South Coast Air Basin, Annual

3.6 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	1.7700e-003	1.3100e-003	0.0148	4.0000e-005	4.6600e-003	4.0000e-005	4.7000e-003	1.2400e-003	3.0000e-005	1.2700e-003	0.0000	4.0658	4.0658	1.1000e-004	0.0000	4.0685
Total	1.7700e-003	1.3100e-003	0.0148	4.0000e-005	4.6600e-003	4.0000e-005	4.7000e-003	1.2400e-003	3.0000e-005	1.2700e-003	0.0000	4.0658	4.0658	1.1000e-004	0.0000	4.0685

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	0.9018					0.0000	0.0000		0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Off-Road	3.7200e-003	0.0260	0.0309	5.0000e-005		1.6000e-003	1.6000e-003		1.6000e-003	1.6000e-003	0.0000	4.3405	4.3405	3.0000e-004	0.0000	4.3480
Total	0.9055	0.0260	0.0309	5.0000e-005		1.6000e-003	1.6000e-003		1.6000e-003	1.6000e-003	0.0000	4.3405	4.3405	3.0000e-004	0.0000	4.3480

Garvey Walnut Mixed Use - South Coast Air Basin, Annual

3.6 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	1.7700e-003	1.3100e-003	0.0148	4.0000e-005	4.6600e-003	4.0000e-005	4.7000e-003	1.2400e-003	3.0000e-005	1.2700e-003	0.0000	4.0658	4.0658	1.1000e-004	0.0000	4.0685
Total	1.7700e-003	1.3100e-003	0.0148	4.0000e-005	4.6600e-003	4.0000e-005	4.7000e-003	1.2400e-003	3.0000e-005	1.2700e-003	0.0000	4.0658	4.0658	1.1000e-004	0.0000	4.0685

4.0 Operational Detail - Mobile

4.1 Mitigation Measures Mobile

Garvey Walnut Mixed Use - South Coast Air Basin, Annual

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	tons/yr										MT/yr					
Mitigated	0.2452	1.2593	2.7869	9.8900e-003	0.8134	8.0500e-003	0.8214	0.2179	7.5100e-003	0.2254	0.0000	913.8344	913.8344	0.0466	0.0000	914.9992
Unmitigated	0.2452	1.2593	2.7869	9.8900e-003	0.8134	8.0500e-003	0.8214	0.2179	7.5100e-003	0.2254	0.0000	913.8344	913.8344	0.0466	0.0000	914.9992

4.2 Trip Summary Information

Land Use	Average Daily Trip Rate			Unmitigated	Mitigated
	Weekday	Saturday	Sunday	Annual VMT	Annual VMT
Condo/Townhouse High Rise	218.82	218.82	218.82	747,741	747,741
General Office Building	50.87	50.87	50.87	163,879	163,879
Health Club	158.98	158.98	158.98	340,013	340,013
High Turnover (Sit Down Restaurant)	396.00	396.00	396.00	539,677	539,677
Parking Lot	0.00	0.00	0.00		
Strip Mall	184.06	184.06	184.06	350,197	350,197
Total	1,008.73	1,008.73	1,008.73	2,141,507	2,141,507

4.3 Trip Type Information

Garvey Walnut Mixed Use - South Coast Air Basin, Annual

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
Condo/Townhouse High Rise	14.70	5.90	8.70	40.20	19.20	40.60	86	11	3
General Office Building	16.60	8.40	6.90	33.00	48.00	19.00	77	19	4
Health Club	16.60	8.40	6.90	16.90	64.10	19.00	52	39	9
High Turnover (Sit Down	16.60	8.40	6.90	8.50	72.50	19.00	37	20	43
Parking Lot	16.60	8.40	6.90	0.00	0.00	0.00	0	0	0
Strip Mall	16.60	8.40	6.90	16.60	64.40	19.00	45	40	15

4.4 Fleet Mix

Land Use	LDA	LDT1	LDT2	MDV	LHD1	LHD2	MHD	HHD	OBUS	UBUS	MCY	SBUS	MH
Condo/Townhouse High Rise	0.552111	0.043066	0.201891	0.118512	0.015605	0.005863	0.021387	0.031253	0.002087	0.001818	0.004803	0.000708	0.000896
General Office Building	0.552111	0.043066	0.201891	0.118512	0.015605	0.005863	0.021387	0.031253	0.002087	0.001818	0.004803	0.000708	0.000896
Health Club	0.552111	0.043066	0.201891	0.118512	0.015605	0.005863	0.021387	0.031253	0.002087	0.001818	0.004803	0.000708	0.000896
High Turnover (Sit Down Restaurant)	0.552111	0.043066	0.201891	0.118512	0.015605	0.005863	0.021387	0.031253	0.002087	0.001818	0.004803	0.000708	0.000896
Parking Lot	0.552111	0.043066	0.201891	0.118512	0.015605	0.005863	0.021387	0.031253	0.002087	0.001818	0.004803	0.000708	0.000896
Strip Mall	0.552111	0.043066	0.201891	0.118512	0.015605	0.005863	0.021387	0.031253	0.002087	0.001818	0.004803	0.000708	0.000896

5.0 Energy Detail

Historical Energy Use: N

5.1 Mitigation Measures Energy

Garvey Walnut Mixed Use - South Coast Air Basin, Annual

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e	
Category	tons/yr										MT/yr						
Electricity Mitigated							0.0000	0.0000		0.0000	0.0000	0.0000	731.1183	731.1183	0.0302	6.2400e-003	733.7339
Electricity Unmitigated							0.0000	0.0000		0.0000	0.0000	0.0000	731.1183	731.1183	0.0302	6.2400e-003	733.7339
NaturalGas Mitigated	0.0134	0.1198	0.0899	7.3000e-004		9.2300e-003	9.2300e-003		9.2300e-003	9.2300e-003	0.0000	132.2589	132.2589	2.5300e-003	2.4200e-003	133.0449	
NaturalGas Unmitigated	0.0134	0.1198	0.0899	7.3000e-004		9.2300e-003	9.2300e-003		9.2300e-003	9.2300e-003	0.0000	132.2589	132.2589	2.5300e-003	2.4200e-003	133.0449	

Garvey Walnut Mixed Use - South Coast Air Basin, Annual

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					
Condo/Townhouse High Rise	562639	3.0300e-003	0.0259	0.0110	1.7000e-004		2.1000e-003	2.1000e-003		2.1000e-003	2.1000e-003	0.0000	30.0246	30.0246	5.8000e-004	5.5000e-004	30.2030
General Office Building	569427	3.0700e-003	0.0279	0.0235	1.7000e-004		2.1200e-003	2.1200e-003		2.1200e-003	2.1200e-003	0.0000	30.3868	30.3868	5.8000e-004	5.6000e-004	30.5674
Health Club	999120	5.3900e-003	0.0490	0.0411	2.9000e-004		3.7200e-003	3.7200e-003		3.7200e-003	3.7200e-003	0.0000	53.3169	53.3169	1.0200e-003	9.8000e-004	53.6337
High Turnover (Sit Down Restaurant)	260759	1.4100e-003	0.0128	0.0107	8.0000e-005		9.7000e-004	9.7000e-004		9.7000e-004	9.7000e-004	0.0000	13.9151	13.9151	2.7000e-004	2.6000e-004	13.9978
Parking Lot	0	0.0000	0.0000	0.0000	0.0000		0.0000	0.0000		0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Strip Mall	86493.6	4.7000e-004	4.2400e-003	3.5600e-003	3.0000e-005		3.2000e-004	3.2000e-004		3.2000e-004	3.2000e-004	0.0000	4.6156	4.6156	9.0000e-005	8.0000e-005	4.6431
Total		0.0134	0.1198	0.0899	7.4000e-004		9.2300e-003	9.2300e-003		9.2300e-003	9.2300e-003	0.0000	132.2589	132.2589	2.5400e-003	2.4300e-003	133.0449

Garvey Walnut Mixed Use - South Coast Air Basin, Annual

5.2 Energy by Land Use - NaturalGas

Mitigated

	NaturalGas Use	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Land Use	kBTU/yr	tons/yr										MT/yr					
Condo/Townhouse High Rise	562639	3.0300e-003	0.0259	0.0110	1.7000e-004		2.1000e-003	2.1000e-003		2.1000e-003	2.1000e-003	0.0000	30.0246	30.0246	5.8000e-004	5.5000e-004	30.2030
General Office Building	569427	3.0700e-003	0.0279	0.0235	1.7000e-004		2.1200e-003	2.1200e-003		2.1200e-003	2.1200e-003	0.0000	30.3868	30.3868	5.8000e-004	5.6000e-004	30.5674
Health Club	999120	5.3900e-003	0.0490	0.0411	2.9000e-004		3.7200e-003	3.7200e-003		3.7200e-003	3.7200e-003	0.0000	53.3169	53.3169	1.0200e-003	9.8000e-004	53.6337
High Turnover (Sit Down Restaurant)	260759	1.4100e-003	0.0128	0.0107	8.0000e-005		9.7000e-004	9.7000e-004		9.7000e-004	9.7000e-004	0.0000	13.9151	13.9151	2.7000e-004	2.6000e-004	13.9978
Parking Lot	0	0.0000	0.0000	0.0000	0.0000		0.0000	0.0000		0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Strip Mall	86493.6	4.7000e-004	4.2400e-003	3.5600e-003	3.0000e-005		3.2000e-004	3.2000e-004		3.2000e-004	3.2000e-004	0.0000	4.6156	4.6156	9.0000e-005	8.0000e-005	4.6431
Total		0.0134	0.1198	0.0899	7.4000e-004		9.2300e-003	9.2300e-003		9.2300e-003	9.2300e-003	0.0000	132.2589	132.2589	2.5400e-003	2.4300e-003	133.0449

Garvey Walnut Mixed Use - South Coast Air Basin, Annual

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

	Electricity Use	Total CO2	CH4	N2O	CO2e
Land Use	kWh/yr	MT/yr			
Condo/Townhouse High Rise	180929	57.6478	2.3800e-003	4.9000e-004	57.8541
General Office Building	710553	226.3974	9.3500e-003	1.9300e-003	227.2074
Health Club	612720	195.2257	8.0600e-003	1.6700e-003	195.9241
High Turnover (Sit Down Restaurant)	49878.2	15.8923	6.6000e-004	1.4000e-004	15.9491
Parking Lot	28560	9.0998	3.8000e-004	8.0000e-005	9.1324
Strip Mall	711990	226.8553	9.3700e-003	1.9400e-003	227.6669
Total		731.1183	0.0302	6.2500e-003	733.7339

Garvey Walnut Mixed Use - South Coast Air Basin, Annual

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

	Electricity Use	Total CO2	CH4	N2O	CO2e
Land Use	kWh/yr	MT/yr			
Condo/Townhouse High Rise	180929	57.6478	2.3800e-003	4.9000e-004	57.8541
General Office Building	710553	226.3974	9.3500e-003	1.9300e-003	227.2074
Health Club	612720	195.2257	8.0600e-003	1.6700e-003	195.9241
High Turnover (Sit Down Restaurant)	49878.2	15.8923	6.6000e-004	1.4000e-004	15.9491
Parking Lot	28560	9.0998	3.8000e-004	8.0000e-005	9.1324
Strip Mall	711990	226.8553	9.3700e-003	1.9400e-003	227.6669
Total		731.1183	0.0302	6.2500e-003	733.7339

6.0 Area Detail**6.1 Mitigation Measures Area**

Use only Natural Gas Hearths

Garvey Walnut Mixed Use - South Coast Air Basin, Annual

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	tons/yr										MT/yr					
Mitigated	0.8535	0.0129	0.4416	7.0000e-005		3.0500e-003	3.0500e-003		3.0500e-003	3.0500e-003	0.0000	9.7938	9.7938	8.8000e-004	1.7000e-004	9.8654
Unmitigated	0.9901	0.0159	0.7053	7.0000e-004		0.0425	0.0425		0.0425	0.0425	4.4612	9.2895	13.7507	0.0140	3.0000e-004	14.1912

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	0.0902					0.0000	0.0000		0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Consumer Products	0.7488					0.0000	0.0000		0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Hearth	0.1376	0.0109	0.2670	6.8000e-004		0.0401	0.0401		0.0401	0.0401	4.4612	8.5729	13.0341	0.0133	3.0000e-004	13.4569
Landscaping	0.0135	5.0400e-003	0.4383	2.0000e-005		2.4100e-003	2.4100e-003		2.4100e-003	2.4100e-003	0.0000	0.7166	0.7166	7.1000e-004	0.0000	0.7343
Total	0.9901	0.0159	0.7053	7.0000e-004		0.0425	0.0425		0.0425	0.0425	4.4612	9.2895	13.7507	0.0140	3.0000e-004	14.1912

Garvey Walnut Mixed Use - South Coast Air Basin, Annual

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	0.0902					0.0000	0.0000		0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Consumer Products	0.7488					0.0000	0.0000		0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Hearth	9.2000e-004	7.8400e-003	3.3400e-003	5.0000e-005		6.3000e-004	6.3000e-004		6.3000e-004	6.3000e-004	0.0000	9.0772	9.0772	1.7000e-004	1.7000e-004	9.1311
Landscaping	0.0135	5.0400e-003	0.4383	2.0000e-005		2.4100e-003	2.4100e-003		2.4100e-003	2.4100e-003	0.0000	0.7166	0.7166	7.1000e-004	0.0000	0.7343
Total	0.8535	0.0129	0.4416	7.0000e-005		3.0400e-003	3.0400e-003		3.0400e-003	3.0400e-003	0.0000	9.7938	9.7938	8.8000e-004	1.7000e-004	9.8654

7.0 Water Detail

7.1 Mitigation Measures Water

Garvey Walnut Mixed Use - South Coast Air Basin, Annual

	Total CO2	CH4	N2O	CO2e
Category	MT/yr			
Mitigated	132.0352	0.6560	0.0164	153.3346
Unmitigated	132.0352	0.6560	0.0164	153.3346

Garvey Walnut Mixed Use - South Coast Air Basin, Annual

7.2 Water by Land Use

Unmitigated

	Indoor/Outdoor Use	Total CO2	CH4	N2O	CO2e
Land Use	Mgal	MT/yr			
Condo/Townhouse High Rise	2.73647 / 1.72517	18.3280	0.0899	2.2500e-003	21.2471
General Office Building	9.72204 / 5.95867	64.5118	0.3193	8.0000e-003	74.8805
Health Club	3.2647 / 2.00095	21.6634	0.1072	2.6900e-003	25.1452
High Turnover (Sit Down Restaurant)	0.342993 / 0.0218932	1.6093	0.0112	2.8000e-004	1.9727
Parking Lot	0 / 0	0.0000	0.0000	0.0000	0.0000
Strip Mall	3.90658 / 2.39436	25.9227	0.1283	3.2200e-003	30.0891
Total		132.0352	0.6560	0.0164	153.3346

Garvey Walnut Mixed Use - South Coast Air Basin, Annual

7.2 Water by Land Use

Mitigated

	Indoor/Outdoor Use	Total CO2	CH4	N2O	CO2e
Land Use	Mgal	MT/yr			
Condo/Townhouse High Rise	2.73647 / 1.72517	18.3280	0.0899	2.2500e-003	21.2471
General Office Building	9.72204 / 5.95867	64.5118	0.3193	8.0000e-003	74.8805
Health Club	3.2647 / 2.00095	21.6634	0.1072	2.6900e-003	25.1452
High Turnover (Sit Down Restaurant)	0.342993 / 0.0218932	1.6093	0.0112	2.8000e-004	1.9727
Parking Lot	0 / 0	0.0000	0.0000	0.0000	0.0000
Strip Mall	3.90658 / 2.39436	25.9227	0.1283	3.2200e-003	30.0891
Total		132.0352	0.6560	0.0164	153.3346

8.0 Waste Detail

8.1 Mitigation Measures Waste

Garvey Walnut Mixed Use - South Coast Air Basin, Annual

Category/Year

	Total CO2	CH4	N2O	CO2e
	MT/yr			
Mitigated	92.0889	5.4423	0.0000	228.1463
Unmitigated	92.0889	5.4423	0.0000	228.1463

Garvey Walnut Mixed Use - South Coast Air Basin, Annual

8.2 Waste by Land Use**Unmitigated**

	Waste Disposed	Total CO2	CH4	N2O	CO2e
Land Use	tons	MT/yr			
Condo/Townhouse High Rise	19.32	3.9218	0.2318	0.0000	9.7161
General Office Building	50.87	10.3262	0.6103	0.0000	25.5826
Health Club	314.64	63.8691	3.7746	0.0000	158.2329
High Turnover (Sit Down Restaurant)	13.45	2.7302	0.1614	0.0000	6.7640
Parking Lot	0	0.0000	0.0000	0.0000	0.0000
Strip Mall	55.38	11.2416	0.6644	0.0000	27.8507
Total		92.0889	5.4423	0.0000	228.1463

Garvey Walnut Mixed Use - South Coast Air Basin, Annual

8.2 Waste by Land Use

Mitigated

	Waste Disposed	Total CO2	CH4	N2O	CO2e
Land Use	tons	MT/yr			
Condo/Townhouse High Rise	19.32	3.9218	0.2318	0.0000	9.7161
General Office Building	50.87	10.3262	0.6103	0.0000	25.5826
Health Club	314.64	63.8691	3.7746	0.0000	158.2329
High Turnover (Sit Down Restaurant)	13.45	2.7302	0.1614	0.0000	6.7640
Parking Lot	0	0.0000	0.0000	0.0000	0.0000
Strip Mall	55.38	11.2416	0.6644	0.0000	27.8507
Total		92.0889	5.4423	0.0000	228.1463

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

Garvey Walnut Mixed Use - South Coast Air Basin, Annual

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
