



## Technical Memorandum

To: Marwan Alabassi, Salmanco, LP

From: Eliza Laws, Senior Environmental Analyst  
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Date: Revised September 9, 2021

Re: Air Quality Analysis for the Dockery Lane Project, Tentative Parcel Map No. 37850 (TPM37850) and Conditional Use Permit No. 200018(CUP200018), County of Riverside

The following air quality assessment was prepared to evaluate whether the expected criteria air pollutant emissions generated as a result of construction and operation of the proposed Project would cause exceedances of the South Coast Air Quality Management District's (SCAQMD) thresholds for air quality in the Project area. This assessment was conducted within the context of the California Environmental Quality Act (CEQA, California Public Resources Code Sections 21000 *et seq.*). The methodology follows the *CEQA Air Quality Handbook* prepared by the SCAQMD for quantification of emissions and evaluation of potential impacts to air resources. As recommended by SCAQMD staff, the **California Emissions Estimator Model**<sup>®</sup> version 2020.4.0 (CalEEMod) was used to quantify Project-related emissions.

The SCAQMD is responsible for bringing the air quality in the areas of its jurisdiction into conformity with the federal and state air quality standards and develops and updates clean air plans, such as the regional Air Quality Management Plan (AQMP), which contain guidelines intended to support efforts to develop rules and regulations, establish permitting requirements, inspect emission sources, and enforce such measures through educational programs or fines, when necessary.

The proposed Project is located within the South Coast Air Basin (the Basin), which is under the jurisdiction of the SCAQMD. The Basin consists of Orange County and the non-desert portions of Los Angeles, Riverside, and San Bernardino counties. Regional and local air quality within the Basin is affected by topography, atmospheric inversions, and dominant onshore flows. Topographic features such as the San Gabriel, San Bernardino, and San Jacinto Mountains form natural horizontal barriers to the dispersion of air contaminants.

The Dockery Lane Project proposes TPM37850 and CUP200018 on a 15.99 gross acre site within unincorporated Riverside County on the west side of State Route 74 (SR-74) at the intersection of Dockery Lane. CUP200018 consists of the construction and operation of a commercial development on 7.84 acres and is comprised of a 19-pump gasoline station with 3,918 square foot (SF) convenience store, 1,640 SF fast food restaurant with drive-thru and a 1,490 SF automated car wash, two (2) fast food restaurants with drive-thru totaling 7,601 square feet, and two (2) buildings with a total of 13,270 SF of retail uses. The remaining 8.15-acre parcel is not proposed for development. For analysis purposes, this area is assumed to develop with high density residential uses consistent with the General Plan Mixed-Use Area (MUA) designation comprised of 230 apartments. The Project will be developed in two phases. The entire Project site will be mass graded during Phase 1. The Project includes off-site roadway improvements to Dockery Lane and the Project frontage of SR-74 and will connect to existing water and storm water facilities further described in the analysis herein.

## ▪ Regional Significance Thresholds

The thresholds contained in the *SCAQMD CEQA Air Quality Handbook*<sup>1</sup> (SCAQMD 1993) and posted in a supplemental table as mass daily thresholds on SCAQMD's website<sup>2</sup> are considered regional thresholds and are shown in **Table 1 – SCAQMD CEQA Daily Regional Significance Thresholds**, below. These regional thresholds were developed for criteria pollutants based on the SCAQMD's treatment of a major stationary source.

The criteria pollutants analyzed are briefly described below:

- **Reactive Organic Gases/Volatile Organic Compounds (ROG/VOC)** - It should be noted that there are no state or federal ambient air quality standards for VOCs because they are not classified as criteria pollutants. VOCs are regulated; however, a reduction in VOC emissions reduces certain chemical reactions, which contribute to the formation of ozone. VOCs are also transformed into organic aerosols in the atmosphere, contributing to higher PM-10 and lower visibility levels. Although health-based standards have not been established for VOCs, health effects can occur from exposures to high concentrations of VOC because of interference with oxygen uptake. In general, ambient VOC concentrations in the atmosphere, even at low concentrations, are suspected to cause coughing, sneezing, headaches, weakness, laryngitis, and bronchitis. Some hydrocarbon components classified as VOC emissions are thought or known to be hazardous. Benzene, for example, is a hydrocarbon component of VOC emissions that is known to be a human carcinogen.<sup>3</sup>
- **Oxides of Nitrogen (NO<sub>x</sub>)** – Those that are important in air pollution are nitric oxide (NO) and nitrogen dioxide (NO<sub>2</sub>). NO is a colorless, odorless gas formed by a combination of nitrogen and oxygen when combustion takes place under high temperatures and pressures. NO<sub>2</sub> is a reddish-brown gas formed by the combination of NO with oxygen. Combustion in motor vehicle engines, power plants, refineries and other industrial operations, as well as ships, railroads, and aircraft are the primary sources of NO<sub>x</sub>. NO<sub>2</sub> at atmospheric concentrations is a potential irritant that can cause coughing in healthy people; can alter respiratory responsiveness and pulmonary functions in people with preexisting respiratory illness; and potentially lead to increased levels of respiratory illness in children.<sup>4</sup>
- **Carbon Monoxide (CO)** – A colorless, odorless toxic gas produced by incomplete combustion of carbon-containing substances. Concentrations of CO are generally higher during the winter months when meteorological conditions favor the build-up of primary pollutants.<sup>5</sup> Automobiles are the major source of CO in the Basin, although various industrial processes also emit CO through incomplete combustion of fuels. In high concentrations, CO can cause serious health problems in humans by limiting the red blood cells' ability to carry oxygen.<sup>6</sup>
- **Sulfur dioxide (SO<sub>2</sub>)/oxides of sulfur (SO<sub>x</sub>)** – A colorless, pungent gas formed primarily by the combustion of sulfur-containing fossil fuels. SO<sub>2</sub> can result in temporary breathing impairment in asthmatic children and adults engaged in active outdoor activities. When combined with particulate matter, SO<sub>2</sub> can cause symptoms such as shortness of breath and wheezing; and, with long-term exposure, it can lead to the exacerbation of existing cardiovascular disease and respiratory illnesses. Although SO<sub>2</sub> concentrations have been reduced to levels well below state

<sup>1</sup> South Coast Air Quality Management District, *CEQA Air Quality Handbook*, November 1993. (Available at SCAQMD.)

<sup>2</sup> <http://www.aqmd.gov/docs/default-source/ceqa/handbook/scaqmd-air-quality-significance-thresholds.pdf?sfvrsn=2>

<sup>3</sup> South Coast Air Quality Management District, *Guidance Document for Addressing Air Quality Issues in General Plans and Local Planning*, May 6, 2005. (Available at <http://www.aqmd.gov/docs/default-source/planning/air-quality-guidance/complete-guidance-document.pdf>, accessed September 2021.)

<sup>4</sup> U.S. Environmental Protection Agency, *Criteria Air Pollutants*. (Available at <https://www.epa.gov/criteria-air-pollutants>, accessed February 2021.)

<sup>5</sup> *Ibid.*

<sup>6</sup> South Coast Air Quality Management District, *CEQA Air Quality Handbook*, November 1993. (Available at SCAQMD.)

and federal standards, further reductions in SO<sub>2</sub> emissions are needed because SO<sub>2</sub> is a precursor to sulfate and particulate matter less than 10 microns in diameter.<sup>7</sup>

- **Atmospheric Particulate Matter (PM-10, PM-2.5)** – Made up of fine solid and liquid particles, such as soot, dust, aerosols, fumes, and mists. PM-10 consists of particulate matter that is 10 microns or less in diameter, and PM-2.5 consists of particulate matter of 2.5 microns or less in size. Both PM-10 and PM-2.5 can be inhaled into the deepest part of the lung, attributing to health effects. The presence of these fine particles by themselves cause lung damage and interfere with the body’s ability to clear its respiratory tract. Said particles can also act as a carrier of other toxic substances.<sup>8</sup>

**Table 1 – SCAQMD CEQA Daily Regional Significance Thresholds**

Emission Threshold	Units	VOC	NO <sub>x</sub>	CO	SO <sub>x</sub>	PM-10	PM-2.5
Construction	lbs/day	75	100	550	150	150	55
Operation	lbs/day	55	55	550	150	150	55

Air quality impacts can be described in a short- and long-term perspective. Short-term impacts occur during site grading and Project construction and consist of fugitive dust and other particulate matter, as well as exhaust emissions generated by construction-related vehicles. Long-term air quality impacts occur once the Project is in operation.

The Project will be required to comply with existing SCAQMD rules for the reduction of fugitive dust emissions. SCAQMD Rule 403 establishes these procedures. Compliance with this rule is achieved through application of standard best management practices in construction and operation activities, including but not limited to application of water or chemical stabilizers to disturbed soils, managing haul road dust by application of water, covering haul vehicles, restricting vehicle speeds on unpaved roads to 15 mph, sweeping loose dirt from paved site access roadways, cessation of construction activity when winds exceed 25 mph and establishing a permanent, stabilizing ground cover on finished sites. In addition, projects that disturb 50 or more acres or more of soil or move 5,000 cubic yards of materials per day are required to submit a Fugitive Dust Control Plan or a Large Operation Notification Form to SCAQMD. Based on the size of this Project’s disturbance area (approximately 16 acres), a Fugitive Dust Control Plan or a Large Operation Notification Form will not be required.

### Short-Term Analysis

Short-term emissions from Project construction were evaluated using the CalEEMod version 2020.4.0 program. The estimated construction period for the proposed Project is approximately 23 months, beginning no sooner than September 2021. The default parameters within CalEEMod were used and these default values reflect a worst-case scenario, which means that Project emissions are expected to be equal to or less than the estimated emissions. In addition to the default values used, assumptions relevant to model inputs for short-term construction emission estimates used are:

- Construction is anticipated to begin no sooner than September 2021. The Project will be developed in two consecutive phases. Phase 1 consists of mass grading of the entire site and construction of the commercial development proposed by CUP200018. Phase 2 consists of the future development of the 8.15-acre parcel potential development of 230 apartments:

<sup>7</sup> U.S. Environmental Protection Agency, *Criteria Air Pollutants*. (Available at <https://www.epa.gov/criteria-air-pollutants>, accessed September 2021.)

<sup>8</sup> South Coast Air Quality Management District, *CEQA Air Quality Handbook*, November 1993. (Available at SCAQMD.)

### Phase 1

Construction Activity	Start Date	End Date	Total Working Days
Site Preparation	September 2, 2021	September 7, 2021	5
Grading	September 8, 2021	October 5, 2021	20
Building Construction	October 6, 2021	September 6, 2022	240
Paving	October 6, 2021	October 19, 2021	10
Architectural Coatings	August 10, 2022	September 6, 2022	20

### Phase 2

Construction Activity	Start Date	End Date	Total Working Days
Grading	February 1, 2024	February 28, 2024	20
Building Construction	February 29, 2024	December 31, 2024	219
Paving	February 29, 2024	March 13, 2024	10
Architectural Coatings	September 1, 2024	December 31, 2024	87

- The entire 15.99-acre Project site will be mass graded in Phase 1, and additional 0.25 acres of off-site grading will be performed to accommodate the off-site improvements, including paving of Dockery Lane and proposed curb, gutter and sidewalk along SR-74 adjacent to the Project site. The Project will connect to existing water and storm water facilities within SR-74 right-of-way in this area. There are no existing sewer or recycled water pipelines in the Project area. Thus, septic systems are proposed.
- The Project site will balance meaning no soil import or export will be required.
- The paved area for Phase 2's future residential development is assumed to be 25 percent of the total acreage.
- The off-road equipment to be used for each activity is shown below and represents program defaults, updated by Project-specific information provided by the applicant. Each piece of equipment is assumed to operate 8 hours per day:

Construction Activity	Off-Road Equipment	Phase 1 Unit Amount	Phase 2 Unit Amount
Site Preparation	Rubber Tired Dozer	1	0
	Crawler Tractor	1	0
	Tractors/Loaders/Backhoes	4	0
Grading	Excavators	2	1
	Graders	1	1
	Rubber Tired Dozers	1	1
	Scrapers	2	0
	Tractors/Loaders/Backhoes	2	3
Building Construction	Cranes	1	1
	Forklifts	3	3
	Tractors/Loaders/Backhoes	3	3
	Welders	1	1
	Generator Sets	1	1
Paving	Pavers	1	1
	Paving Equipment	2	2
	Rollers	2	2
Architectural Coatings	Air Compressors	1	1

- To evaluate Project compliance with SCAQMD Rule 403 for fugitive dust control, the Project utilized the mitigation option of watering the Project site three times daily which achieves a control efficiency of 61 percent for PM-10 and PM-2.5 emissions. Two (2) one-way vendor trips per day were added to the site preparation, grading and paving activity to account for water truck trips.

The results of this analysis are summarized below.

**Table 2 – Estimated Unmitigated Maximum Daily Construction Emissions by Phase**

Activity	Peak Daily Emissions (lb/day)					
	VOC	NO <sub>x</sub>	CO	SO <sub>2</sub>	PM-10	PM-2.5
<b>SCAQMD Daily Construction Thresholds</b>	<b>75</b>	<b>100</b>	<b>550</b>	<b>150</b>	<b>150</b>	<b>55</b>
<b>Phase 1</b>						
Site Preparation – 2021	2.41	25.68	16.20	0.03	4.19	2.53
Grading – 2021	4.28	<b>46.57</b>	31.78	0.06	5.81	<b>3.32</b>
Building Construction – 2021	3.55	25.93	<b>32.55</b>	<b>0.08</b>	<b>5.23</b>	2.19
Building Construction – 2022	<b>3.17</b>	22.72	30.97	0.08	5.01	1.99
Paving – 2021	5.17	10.47	<b>12.35</b>	<b>0.02</b>	<b>0.71</b>	0.55
Architectural Coatings – 2022	<b>22.94</b>	2.03	4.77	0.01	0.77	0.29
<b>Maximum<sup>1</sup></b>	<b>26.11</b>	<b>46.57</b>	<b>44.89</b>	<b>0.10</b>	<b>5.94</b>	<b>3.32</b>
<b>Exceeds Threshold?</b>	<b>No</b>	<b>No</b>	<b>No</b>	<b>No</b>	<b>No</b>	<b>No</b>
<b>Phase 2</b>						
Grading - 2024	1.72	17.13	15.30	0.03	3.67	2.05
Building Construction – 2024	<b>2.30</b>	<b>16.20</b>	<b>24.69</b>	<b>0.05</b>	<b>3.20</b>	<b>1.31</b>
Paving – 2024	1.39	<b>7.88</b>	<b>12.20</b>	<b>0.02</b>	<b>0.55</b>	<b>0.40</b>
Architectural Coatings – 2024	<b>17.21</b>	1.71	3.82	0.01	0.54	0.20
<b>Maximum<sup>2</sup></b>	<b>19.51</b>	<b>24.08</b>	<b>36.89</b>	<b>0.07</b>	<b>3.74</b>	<b>1.71</b>
<b>Exceeds Threshold?</b>	<b>No</b>	<b>No</b>	<b>No</b>	<b>No</b>	<b>No</b>	<b>No</b>

Note: <sup>1</sup> Maximum emissions for Phase 1 are the greater of either site preparation or grading alone, or the sum of building construction and paving in 2021 or the sum of building construction and architectural coating in 2022 because these activities overlap. Maximum emissions are rounded and shown in bold.

<sup>2</sup> Maximum emissions for Phase 2 are the greater of either grading alone or the sum of building construction and paving or building construction and architectural coating because these activities overlap. Maximum emissions are rounded and shown in bold.

As shown in the table above, the emissions from construction of the Project are below the SCAQMD daily construction thresholds for all the criteria pollutants.

### Long-Term Analysis

Long-term emissions are evaluated at build-out of a project. The Project is assumed to be fully operational in 2025. Mobile source emissions refer to on-road motor vehicle emissions generated from the Project's traffic and based on the Project-specific Traffic Impact Analysis (TIA) analysis.<sup>9</sup>

Area source emissions from the Project include stationary combustion emissions of natural gas used for space and water heating (shown in a separate row as energy), yard and landscape maintenance,

<sup>9</sup> Albert A. Webb Associates, *CUP200018 Dockery Mixed-Use Development Traffic Impact Analysis*, July 2021.

consumer use of solvents and personal care products, and an average building square footage to be repainted each year. CalEEMod does not estimate emissions from the loading/fueling operations at the gasoline station. Therefore, the volatile organic compounds (VOC) emissions were estimated based on the Project's estimated annual throughput of 2.4 million gallons per year and the emission rates provided by SCAQMD's Risk Assessment Procedures for Rules 1401, 1401.1, and 212.<sup>10</sup> CalEEMod computes area source emissions based upon default factors and land use assumptions. The Project's energy emissions are based on CalEEMod defaults, which reflect the 2019 Title 24 energy efficiency standards. Separate emissions were computed for both the summer and winter.

**Table 3 – Estimated Unmitigated Daily Project Operation Emissions (Summer)**

Source	Peak Daily Emissions (lb/day) <sup>1</sup>					
	VOC	NO <sub>x</sub>	CO	SO <sub>2</sub>	PM-10	PM-2.5
<b>SCAQMD Daily Thresholds</b>	<b>55</b>	<b>55</b>	<b>550</b>	<b>150</b>	<b>150</b>	<b>55</b>
Area <sup>2</sup>	11.36	0.22	18.96	0.00	0.11	0.11
Energy	0.18	1.57	0.95	0.01	0.12	0.12
Mobile	35.24	32.00	209.98	0.39	37.07	10.13
<b>Total</b>	<b>46.78</b>	<b>33.79</b>	<b>229.89</b>	<b>0.40</b>	<b>37.30</b>	<b>10.36</b>
<b>Exceeds Threshold?</b>	<b>No</b>	<b>No</b>	<b>No</b>	<b>No</b>	<b>No</b>	<b>No</b>

Note: Emissions reported as zero are rounded and not necessarily equal to zero.

<sup>1</sup> Emissions reflect the sum of Phase 1 and Phase 2 emissions for each source.

<sup>2</sup> VOC emissions from gasoline transfer and dispensing activities at the proposed gas station were based on maximum VOC limits of 0.15, 0.024, 0.32, 0.009, and 0.24 pounds (lbs) VOC per 1,000 gallons from the loading, storage tank breathing, refueling, hose permeation, and spillage processes, respectively.

**Table 4 – Estimated Unmitigated Daily Project Operation Emissions (Winter)**

Source	Peak Daily Emissions (lb/day) <sup>1</sup>					
	VOC	NO <sub>x</sub>	CO	SO <sub>2</sub>	PM-10	PM-2.5
<b>SCAQMD Daily Thresholds</b>	<b>55</b>	<b>55</b>	<b>550</b>	<b>150</b>	<b>150</b>	<b>55</b>
Area <sup>2</sup>	11.36	0.22	18.96	0.00	0.11	0.11
Energy	0.18	1.57	0.95	0.01	0.12	0.12
Mobile	28.51	33.79	197.10	0.36	37.07	10.13
<b>Total</b>	<b>40.05</b>	<b>35.58</b>	<b>217.01</b>	<b>0.37</b>	<b>37.3</b>	<b>10.36</b>
<b>Exceeds Threshold?</b>	<b>No</b>	<b>No</b>	<b>No</b>	<b>No</b>	<b>No</b>	<b>No</b>

Note: Emissions reported as zero are rounded and not necessarily equal to zero.

<sup>1</sup> Emissions reflect the sum of Phase 1 and Phase 2 emissions for each source.

<sup>2</sup> VOC emissions from gasoline transfer and dispensing activities at the proposed gas station were based on maximum VOC limits of 0.15, 0.024, 0.32, 0.009, and 0.24 pounds (lbs) VOC per 1,000 gallons from the loading, storage tank breathing, refueling, hose permeation, and spillage processes, respectively.

Evaluation of the data presented on the above tables indicates that criteria pollutant emissions from operation of this Project will not exceed the SCAQMD regional daily thresholds during summer or winter.

## ■ Localized Significance Threshold Analysis

### Background

As part of the SCAQMD's environmental justice program, attention has been focused on localized effects of air quality. Staff at SCAQMD has developed localized significance threshold (LST) methodology<sup>11</sup> that can be used by public agencies to determine whether or not a project may generate significant adverse localized air quality impacts (both short- and long-term) to sensitive receptors.

<sup>10</sup> <http://www.aqmd.gov/docs/default-source/permitting/rule-1401-risk-assessment/riskassessproc-v8-1.pdf?sfvrsn=12>

<sup>11</sup> South Coast Air Quality Management District, *Final Localized Significance Threshold Methodology*, Revised July 2008. (Available at <http://www.aqmd.gov/home/regulations/ceqa/air-quality-analysis-handbook/localized-significance-thresholds>, accessed September 2021.)

SCAQMD considers a sensitive receptor to be a location where a sensitive individual could remain for 24 hours, such as residences, hospitals, or convalescent facilities. LSTs represent the maximum emissions from a project that will not cause or contribute to an exceedance of the state ambient air quality standard, and are developed based on the ambient concentrations of that pollutant for each source receptor area (SRA). The Project site is located within SRA 24.

### Short-Term Analysis

According to the LST methodology, only on-site emissions need to be analyzed. Emissions associated with vendor and worker trips are mobile source emissions that occur off site. The emissions analyzed under the LST methodology are NO<sub>2</sub>, CO, PM-10, and PM-2.5. SCAQMD has provided LST lookup tables<sup>12</sup> to allow users to readily determine if the daily emissions for proposed construction or operational activities could result in significant localized air quality impacts for projects five acres or smaller. The LST methodology and tables can be used as a screening tool to determine if dispersion modeling would be necessary.

The SCAQMD’s Fact Sheet for Applying CalEEMod to Localized Significance Thresholds is used to determine the maximum site acreage that is actively disturbed based on the construction equipment fleet and equipment hours as estimated in CalEEMod.<sup>13</sup> Based on this SCAQMD guidance and the Project’s equipment list during grading (above), Phase 1 will disturb approximately four acres per day during grading and Phase 2 will disturb approximately 1.5 acres per day. Therefore, the LST for the four-acre site was used for Phase 1 and to be conservative, the LST for the one-acre site was used for Phase 2.

The LST are estimated using the maximum daily disturbed area (in acres) and the distance of the Project to the nearest sensitive receptors (in meters). The closest sensitive receptors are residential properties located adjacent to the north and northwest boundary of the Project site. The closest receptor distance on the LST look-up tables is 25 meters. According to LST methodology, projects with boundaries closer than 25 meters to the nearest receptor should use the LSTs for receptors located at 25 meters. Therefore, a receptor distance of 25 meters (85 feet) was used to ensure a conservative analysis. The results are summarized below.

**Table 5 – Phase 1 LST Results for Unmitigated Daily Construction Emissions**

Pollutant	Peak Daily Emissions (lb/day)			
	NO <sub>x</sub>	CO	PM-10	PM-2.5
<b>LST for 4-acres at 25 meters<sup>1</sup></b>	<b>237</b>	<b>1,346</b>	<b>11</b>	<b>7</b>
Site Preparation – 2021	25.52	15.51	4.00	2.48
Grading – 2021	<b>46.40</b>	<b>30.88</b>	<b>5.57</b>	<b>3.25</b>
Building Construction – 2021	18.75	17.67	1.03	0.96
Building Construction – 2022	16.77	17.44	0.86	0.81
Paving – 2021	10.32	11.75	0.55	0.51
Architectural Coating – 2021	1.88	2.42	0.11	0.11
<b>Maximum<sup>2</sup></b>	<b>46.40</b>	<b>30.88</b>	<b>5.57</b>	<b>3.25</b>
<b>Exceeds Threshold?</b>	<b>No</b>	<b>No</b>	<b>No</b>	<b>No</b>

Note: <sup>1</sup> LST for 4-acre site predicted using Appendix K of SCAQMD LST Methodology

<sup>12</sup> *Ibid.*

<sup>13</sup> <http://www.aqmd.gov/docs/default-source/ceqa/handbook/localized-significance-thresholds/caleemod-guidance.pdf?sfvrsn=2>

<sup>2</sup> Maximum emissions for Phase 1 are the greater of either site preparation or grading alone, or the sum of building construction and paving in 2021 or the sum of building construction and architectural coating in 2022 because these activities overlap. Maximum emissions are rounded and shown in bold.

**Table 6 – Phase 2 LST Results for Unmitigated Daily Construction Emissions**

Pollutant	Peak Daily Emissions (lb/day)			
	NO <sub>x</sub>	CO	PM-10	PM-2.5
<b>LST for 1-acre at 25 meters</b>	<b>118</b>	<b>270</b>	<b>4</b>	<b>3</b>
Grading – 2024	17.03	14.76	<b>3.49</b>	<b>2.00</b>
Building Construction – 2024	<b>14.42</b>	<b>17.23</b>	0.66	0.62
Paving – 2024	<b>7.78</b>	<b>11.73</b>	0.39	0.36
Architectural Coating – 2024	1.63	2.41	0.08	0.08
<b>Maximum<sup>1</sup></b>	<b>22.21</b>	<b>28.96</b>	<b>3.49</b>	<b>2.00</b>
<b>Exceeds Threshold?</b>	<b>No</b>	<b>No</b>	<b>No</b>	<b>No</b>

Note: <sup>2</sup> Maximum emissions for Phase 2 are the greater of either grading alone or the sum of building construction and paving or building construction and architectural coating because these activities overlap. Maximum emissions are rounded and shown in bold.

Emissions from construction of the Project will be below the LST established by SCAQMD for the Project.

### Long-Term Analysis

This Project involves the construction of a mixed-use commercial and residential development. According to SCAQMD LST methodology, LSTs would apply to the operational phase of a project, if the project includes stationary sources, or attracts mobile sources that may spend long periods queuing and idling at the site; such as warehouse/transfer facilities. The proposed Project does not include such uses. Therefore, due to the lack of stationary source emissions or on-site mobile equipment, no long-term LST analysis is needed.

### CO Hot Spots Analysis

A carbon monoxide (CO) “hot spot” is a localized concentration of CO that is above the state or federal 1-hour or 8-hour ambient air quality standards (AAQS). Localized high levels of CO are associated with traffic congestion and idling or slow-moving vehicles.

Based on the information presented below, a CO “hot spot” analysis is not needed to determine whether the addition of Project related traffic will contribute to an exceedance of either the state or federal AAQS for CO emissions in the Project area.

The analysis prepared for CO attainment in the South Coast Air Basin by the SCAQMD can be used to assist in evaluating the potential for CO exceedances in the South Coast Air Basin. CO attainment was thoroughly analyzed as part of the SCAQMD’s 2003 Air Quality Management Plan (2003 AQMP)<sup>14</sup> and the Revised 1992 Federal Attainment Plan for Carbon Monoxide (1992 CO Plan).<sup>15</sup> As discussed in the 1992 CO Plan, peak carbon monoxide concentrations in the South Coast Air Basin are due to unusual meteorological and topographical conditions, and not due to the impact of particular intersections (2003 AQMP Appendix V, p. V-4-32). Considering the region’s unique meteorological conditions and the increasingly stringent CO emissions standards, CO modeling was performed as part of the 1992 CO Plan and subsequent plan updates and air quality management plans.

<sup>14</sup> SCAQMD, *2003 Air Quality Management Plan, August 1, 2003*. (Available at <http://www.aqmd.gov/home/air-quality/clean-air-plans/air-quality-mgt-plan/2003-aqmp>, accessed September 2021.)

<sup>15</sup> SCAQMD, *Revision to the 1992 Carbon Monoxide Attainment Plan*, September 1994. (Available at SCAQMD.)



In the 1992 CO Plan, a CO hot spot analysis was conducted for four busy intersections in Los Angeles at the peak morning and afternoon time periods. The intersections evaluated included: Long Beach Blvd. and Imperial Highway (Lynwood); Wilshire Blvd. and Veteran Ave. (Westwood); Sunset Blvd. and Highland Ave. (Hollywood); and La Cienega Blvd. and Century Blvd. (Inglewood). These analyses did not predict a violation of CO standards. The busiest intersection evaluated in the 1992 CO Plan and subsequent 2003 AQMP was that at Wilshire Blvd. and Veteran Ave., which has a daily traffic volume of approximately 100,000 vehicles per day (2003 AQMP Appendix V, Table 4-7). The Los Angeles County Metropolitan Transportation Authority (MTA)<sup>16</sup> evaluated the Level of Service (LOS) in the vicinity of the Wilshire Blvd./Veteran Ave. intersection and found it to be level E at peak morning traffic and Level F at peak afternoon traffic (MTA, Exhibit 2-5 and 2-6). The hot spot analysis was conducted at intersections subject to extremes in vehicle volumes and vehicle congestion, and did not predict any violation of CO standards. Considering Project-related traffic in addition to existing and other projects proposed in the surrounding area, the highest average daily trips would be approximately 52,120 at the intersection of West 4<sup>th</sup> Street (SR-74) and A Street, which is lower than the values studied by SCAQMD.<sup>17</sup> Therefore, it can reasonably be concluded that Project-related traffic would not have daily traffic volumes exceeding those at the intersections modeled in the 2003 AQMP, nor would there be any reason unique to the meteorology to conclude that intersections affected by the Project would yield higher CO concentrations if modeled in detail. Thus, the Project would not result in CO hot spots.

### ▪ Gas Station Analysis

Gasoline fueling stations are regulated by the SCAQMD Rule 461, Gasoline Storage and Dispensing, which requires an enhanced vapor recovery system that has a minimum volumetric efficiency of 95 percent and includes a diagnostic system. Therefore, the emissions and resulting impacts from the proposed gasoline station would not be substantial. The purpose of this system is to collect and store gasoline vapors during both bulk deliveries and vehicle operations. In general, fuel dispensing systems are required to include dripless nozzles that seal to the vehicle during filling. A vacuum system forces the vapors created by the vehicle filling back to the underground storage tank (UST). The storage tank is vented by a mechanical filtration system that scrubs and neutralizes the vapors before their release.

Similarly, during bulk delivery operations, the delivery truck's filling tubes are sealed to the storage tank and all vapors are returned to the UST. This process stems the release of vapors. The vapors created by the filling operation are then subject to mechanical scrubbing and neutralization prior to release. The final component of the vapor recovery process is the diagnostic system. This electronic system provides 24-hour monitoring of the vapor recovery system, including collection of vapors during fueling operations and assurances that vapors in the UST are not leaking. The system identifies failures automatically, notifies the station operator, and reduces emissions by early detection and prompt repair. Compliance with SCAQMD Rule 461, Gasoline Storage and Dispensing, ensures that impacts due to gasoline dispensing emissions are limited because the required vapor recovery system controls at least 95 percent of the emissions occurring during the gasoline transfer and dispensing activities. Nonetheless, these emissions were estimated and included above, in **Tables 3** and **4**.

### ▪ Conclusion

The conclusion of this analysis indicates that construction of the proposed Project will not exceed criteria pollutant thresholds established by SCAQMD on a regional or localized level without mitigation required. Additionally, the Project will not contribute to creation of a CO hotspot. Should you have any questions, please contact me at (951) 686-1070.

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<sup>16</sup> Metropolitan Transportation Authority, *2004 Congestion Management Plan for Los Angeles County*, Adopted July 22, 2004. (Available at [http://media.metro.net/projects\\_studies/cmp/images/2004\\_cmp.pdf](http://media.metro.net/projects_studies/cmp/images/2004_cmp.pdf), accessed September 2021.)

<sup>17</sup> Albert A. Webb Associates; *CUP200018 Dockery Mixed-Use Development Traffic Impact Analysis*, July 2021.

## **CALEEMOD OUTPUT FILES**

Dockery Phase 1 - Riverside-South Coast County, Summer

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

**Dockery Phase 1  
Riverside-South Coast County, Summer**

**1.0 Project Characteristics**

**1.1 Land Usage**

Land Uses	Size	Metric	Lot Acreage	Floor Surface Area	Population
Other Asphalt Surfaces	12.04	Acre	12.04	524,462.40	0
Parking Lot	3.63	Acre	3.63	158,122.80	0
Fast Food Restaurant with Drive Thru	9.24	1000sqft	0.21	9,241.00	0
Convenience Market with Gas Pumps	19.00	Pump	0.06	5,408.00	0
Regional Shopping Center	13.27	1000sqft	0.30	13,270.00	0

**1.2 Other Project Characteristics**

<b>Urbanization</b>	Urban	<b>Wind Speed (m/s)</b>	2.4	<b>Precipitation Freq (Days)</b>	28
<b>Climate Zone</b>	10			<b>Operational Year</b>	2022
<b>Utility Company</b>	Southern California Edison				
<b>CO2 Intensity (lb/MWhr)</b>	390.98	<b>CH4 Intensity (lb/MWhr)</b>	0.033	<b>N2O Intensity (lb/MWhr)</b>	0.004

**1.3 User Entered Comments & Non-Default Data**

- Project Characteristics -
- Land Use - per CUP and offsite improvements
- Construction Phase - Per Applicant
- Off-road Equipment - 8 hr/day
- Off-road Equipment - 8 hr/day
- Off-road Equipment -
- Off-road Equipment - per applicant
- Off-road Equipment - Per Applicant

Dockery Phase 1 - Riverside-South Coast County, Summer

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

Trips and VMT - 2 daily water truck trips added to site prep, grading, and paving

Grading -

Vehicle Trips - Per TIA

Construction Off-road Equipment Mitigation - water site 3x daily per Rule 403

Table Name	Column Name	Default Value	New Value
tblConstructionPhase	NumDays	300.00	240.00
tblConstructionPhase	NumDays	30.00	20.00
tblConstructionPhase	NumDays	20.00	10.00
tblConstructionPhase	NumDays	10.00	5.00
tblLandUse	LandUseSquareFeet	9,240.00	9,241.00
tblLandUse	LandUseSquareFeet	2,682.32	5,408.00
tblOffRoadEquipment	OffRoadEquipmentUnitAmount	2.00	1.00
tblOffRoadEquipment	OffRoadEquipmentUnitAmount	3.00	1.00
tblOffRoadEquipment	UsageHours	6.00	8.00
tblOffRoadEquipment	UsageHours	7.00	8.00
tblOffRoadEquipment	UsageHours	7.00	8.00
tblTripsAndVMT	VendorTripNumber	0.00	2.00
tblTripsAndVMT	VendorTripNumber	0.00	2.00
tblTripsAndVMT	VendorTripNumber	0.00	2.00
tblVehicleTrips	ST_TR	322.50	291.67
tblVehicleTrips	WD_TR	322.50	230.52

**2.0 Emissions Summary**

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Dockery Phase 1 - Riverside-South Coast County, Summer

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

**2.1 Overall Construction (Maximum Daily Emission)**

**Unmitigated Construction**

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Year	lb/day										lb/day					
2021	8.7266	46.5609	44.8939	0.1015	9.4400	1.9887	11.4286	3.7167	1.8296	5.5464	0.0000	10,108.3409	10,108.3409	1.9490	0.4328	10,271.2335
2022	26.1106	24.4590	35.7352	0.0901	4.7222	1.0640	5.7862	1.2693	1.0071	2.2763	0.0000	9,006.3245	9,006.3245	0.8103	0.4224	9,152.4598
<b>Maximum</b>	<b>26.1106</b>	<b>46.5609</b>	<b>44.8939</b>	<b>0.1015</b>	<b>9.4400</b>	<b>1.9887</b>	<b>11.4286</b>	<b>3.7167</b>	<b>1.8296</b>	<b>5.5464</b>	<b>0.0000</b>	<b>10,108.3409</b>	<b>10,108.3409</b>	<b>1.9490</b>	<b>0.4328</b>	<b>10,271.2335</b>

**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					
2021	8.7266	46.5609	44.8939	0.1015	4.2209	1.9887	5.9424	1.4879	1.8296	3.3176	0.0000	10,108.3409	10,108.3409	1.9490	0.4328	10,271.2335
2022	26.1106	24.4590	35.7352	0.0901	4.7222	1.0640	5.7862	1.2693	1.0071	2.2763	0.0000	9,006.3245	9,006.3245	0.8103	0.4224	9,152.4598
<b>Maximum</b>	<b>26.1106</b>	<b>46.5609</b>	<b>44.8939</b>	<b>0.1015</b>	<b>4.7222</b>	<b>1.9887</b>	<b>5.9424</b>	<b>1.4879</b>	<b>1.8296</b>	<b>3.3176</b>	<b>0.0000</b>	<b>10,108.3409</b>	<b>10,108.3409</b>	<b>1.9490</b>	<b>0.4328</b>	<b>10,271.2335</b>

## Dockery Phase 1 - Riverside-South Coast County, Summer

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

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio-CO2	Total CO2	CH4	N2O	CO2e
Percent Reduction	0.00	0.00	0.00	0.00	36.85	0.00	31.87	44.70	0.00	28.49	0.00	0.00	0.00	0.00	0.00	0.00

Dockery Phase 1 - Riverside-South Coast County, Summer

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

**2.2 Overall Operational**

**Unmitigated Operational**

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	lb/day										lb/day					
Area	0.9180	5.0000e-005	5.8500e-003	0.0000		2.0000e-005	2.0000e-005		2.0000e-005	2.0000e-005		0.0125	0.0125	3.0000e-005		0.0133
Energy	0.0757	0.6878	0.5778	4.1300e-003		0.0523	0.0523		0.0523	0.0523		825.3804	825.3804	0.0158	0.0151	830.2852
Mobile	29.6621	24.8515	155.4917	0.2605	23.1935	0.2642	23.4577	6.1893	0.2477	6.4370		26,545.0158	26,545.0158	2.3060	1.7942	27,137.3283
<b>Total</b>	<b>30.6558</b>	<b>25.5394</b>	<b>156.0753</b>	<b>0.2646</b>	<b>23.1935</b>	<b>0.3165</b>	<b>23.5100</b>	<b>6.1893</b>	<b>0.3000</b>	<b>6.4893</b>		<b>27,370.4087</b>	<b>27,370.4087</b>	<b>2.3218</b>	<b>1.8093</b>	<b>27,967.6269</b>

**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	0.9180	5.0000e-005	5.8500e-003	0.0000		2.0000e-005	2.0000e-005		2.0000e-005	2.0000e-005		0.0125	0.0125	3.0000e-005		0.0133
Energy	0.0757	0.6878	0.5778	4.1300e-003		0.0523	0.0523		0.0523	0.0523		825.3804	825.3804	0.0158	0.0151	830.2852
Mobile	29.6621	24.8515	155.4917	0.2605	23.1935	0.2642	23.4577	6.1893	0.2477	6.4370		26,545.0158	26,545.0158	2.3060	1.7942	27,137.3283
<b>Total</b>	<b>30.6558</b>	<b>25.5394</b>	<b>156.0753</b>	<b>0.2646</b>	<b>23.1935</b>	<b>0.3165</b>	<b>23.5100</b>	<b>6.1893</b>	<b>0.3000</b>	<b>6.4893</b>		<b>27,370.4087</b>	<b>27,370.4087</b>	<b>2.3218</b>	<b>1.8093</b>	<b>27,967.6269</b>

Dockery Phase 1 - Riverside-South Coast County, Summer

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

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

**3.0 Construction Detail**

**Construction Phase**

Phase Number	Phase Name	Phase Type	Start Date	End Date	Num Days Week	Num Days	Phase Description
1	Site Preparation	Site Preparation	9/1/2021	9/7/2021	5	5	
2	Grading	Grading	9/8/2021	10/5/2021	5	20	
3	Building Construction	Building Construction	10/6/2021	9/6/2022	5	240	
4	Paving	Paving	10/6/2021	10/19/2021	5	10	
5	Architectural Coating	Architectural Coating	8/10/2022	9/6/2022	5	20	

**Acres of Grading (Site Preparation Phase): 5**

**Acres of Grading (Grading Phase): 60**

**Acres of Paving: 15.67**

**Residential Indoor: 0; Residential Outdoor: 0; Non-Residential Indoor: 41,879; Non-Residential Outdoor: 13,960; Striped Parking Area: 40,955 (Architectural Coating – sqft)**

**OffRoad Equipment**

Phase Name	Offroad Equipment Type	Amount	Usage Hours	Horse Power	Load Factor
Site Preparation	Crawler Tractors	1	8.00	212	0.43
Site Preparation	Rubber Tired Dozers	1	8.00	247	0.40
Site Preparation	Tractors/Loaders/Backhoes	4	8.00	97	0.37
Grading	Excavators	2	8.00	158	0.38
Grading	Graders	1	8.00	187	0.41
Grading	Rubber Tired Dozers	1	8.00	247	0.40



Dockery Phase 1 - Riverside-South Coast County, Summer

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

Grading	Scrapers	2	8.00	367	0.48
Grading	Tractors/Loaders/Backhoes	2	8.00	97	0.37
Building Construction	Cranes	1	8.00	231	0.29
Building Construction	Forklifts	3	8.00	89	0.20
Building Construction	Generator Sets	1	8.00	84	0.74
Building Construction	Tractors/Loaders/Backhoes	3	8.00	97	0.37
Building Construction	Welders	1	8.00	46	0.45
Paving	Pavers	1	8.00	130	0.42
Paving	Paving Equipment	2	8.00	132	0.36
Paving	Rollers	2	8.00	80	0.38
Architectural Coating	Air Compressors	1	8.00	78	0.48

**Trips and VMT**

Phase Name	Offroad Equipment Count	Worker Trip Number	Vendor Trip Number	Hauling Trip Number	Worker Trip Length	Vendor Trip Length	Hauling Trip Length	Worker Vehicle Class	Vendor Vehicle Class	Hauling Vehicle Class
Site Preparation	6	15.00	2.00	0.00	14.70	6.90	20.00	LD_Mix	HDT_Mix	HHDT
Grading	8	20.00	2.00	0.00	14.70	6.90	20.00	LD_Mix	HDT_Mix	HHDT
Building Construction	9	297.00	116.00	0.00	14.70	6.90	20.00	LD_Mix	HDT_Mix	HHDT
Paving	5	13.00	2.00	0.00	14.70	6.90	20.00	LD_Mix	HDT_Mix	HHDT
Architectural Coating	1	59.00	0.00	0.00	14.70	6.90	20.00	LD_Mix	HDT_Mix	HHDT

**3.1 Mitigation Measures Construction**

Water Exposed Area

Dockery Phase 1 - Riverside-South Coast County, Summer

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

**3.2 Site Preparation - 2021**

**Unmitigated Construction On-Site**

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	lb/day										lb/day					
Fugitive Dust					7.0826	0.0000	7.0826	3.4247	0.0000	3.4247			0.0000			0.0000
Off-Road	2.3464	25.5226	15.5138	0.0288		1.2417	1.2417		1.1424	1.1424		2,791.3145	2,791.3145	0.9028		2,813.8837
<b>Total</b>	<b>2.3464</b>	<b>25.5226</b>	<b>15.5138</b>	<b>0.0288</b>	<b>7.0826</b>	<b>1.2417</b>	<b>8.3243</b>	<b>3.4247</b>	<b>1.1424</b>	<b>4.5671</b>		<b>2,791.3145</b>	<b>2,791.3145</b>	<b>0.9028</b>		<b>2,813.8837</b>

**Unmitigated Construction Off-Site**

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	lb/day										lb/day					
Hauling	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000		0.0000	0.0000	0.0000	0.0000	0.0000
Vendor	4.5300e-003	0.1030	0.0334	3.7000e-004	0.0128	2.1300e-003	0.0149	3.6900e-003	2.0400e-003	5.7300e-003		39.5607	39.5607	4.5000e-004	5.8800e-003	41.3247
Worker	0.0640	0.0435	0.6534	1.5700e-003	0.1677	8.9000e-004	0.1686	0.0445	8.2000e-004	0.0453		159.0033	159.0033	4.2900e-003	4.1500e-003	160.3470
<b>Total</b>	<b>0.0685</b>	<b>0.1465</b>	<b>0.6868</b>	<b>1.9400e-003</b>	<b>0.1805</b>	<b>3.0200e-003</b>	<b>0.1835</b>	<b>0.0482</b>	<b>2.8600e-003</b>	<b>0.0510</b>		<b>198.5639</b>	<b>198.5639</b>	<b>4.7400e-003</b>	<b>0.0100</b>	<b>201.6717</b>

Dockery Phase 1 - Riverside-South Coast County, Summer

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

**3.2 Site Preparation - 2021**

**Mitigated Construction On-Site**

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	lb/day										lb/day					
Fugitive Dust					2.7622	0.0000	2.7622	1.3357	0.0000	1.3357			0.0000			0.0000
Off-Road	2.3464	25.5226	15.5138	0.0288		1.2417	1.2417		1.1424	1.1424	0.0000	2,791.314 5	2,791.314 5	0.9028		2,813.883 7
<b>Total</b>	<b>2.3464</b>	<b>25.5226</b>	<b>15.5138</b>	<b>0.0288</b>	<b>2.7622</b>	<b>1.2417</b>	<b>4.0039</b>	<b>1.3357</b>	<b>1.1424</b>	<b>2.4780</b>	<b>0.0000</b>	<b>2,791.314 5</b>	<b>2,791.314 5</b>	<b>0.9028</b>		<b>2,813.883 7</b>

**Mitigated Construction Off-Site**

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	lb/day										lb/day					
Hauling	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000		0.0000	0.0000	0.0000	0.0000	0.0000
Vendor	4.5300e-003	0.1030	0.0334	3.7000e-004	0.0128	2.1300e-003	0.0149	3.6900e-003	2.0400e-003	5.7300e-003		39.5607	39.5607	4.5000e-004	5.8800e-003	41.3247
Worker	0.0640	0.0435	0.6534	1.5700e-003	0.1677	8.9000e-004	0.1686	0.0445	8.2000e-004	0.0453		159.0033	159.0033	4.2900e-003	4.1500e-003	160.3470
<b>Total</b>	<b>0.0685</b>	<b>0.1465</b>	<b>0.6868</b>	<b>1.9400e-003</b>	<b>0.1805</b>	<b>3.0200e-003</b>	<b>0.1835</b>	<b>0.0482</b>	<b>2.8600e-003</b>	<b>0.0510</b>		<b>198.5639</b>	<b>198.5639</b>	<b>4.7400e-003</b>	<b>0.0100</b>	<b>201.6717</b>

Dockery Phase 1 - Riverside-South Coast County, Summer

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

**3.3 Grading - 2021**

**Unmitigated Construction On-Site**

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	lb/day										lb/day					
Fugitive Dust					9.2036	0.0000	9.2036	3.6538	0.0000	3.6538			0.0000			0.0000
Off-Road	4.1912	46.3998	30.8785	0.0620		1.9853	1.9853		1.8265	1.8265		6,007.043 4	6,007.043 4	1.9428		6,055.613 4
<b>Total</b>	<b>4.1912</b>	<b>46.3998</b>	<b>30.8785</b>	<b>0.0620</b>	<b>9.2036</b>	<b>1.9853</b>	<b>11.1889</b>	<b>3.6538</b>	<b>1.8265</b>	<b>5.4803</b>		<b>6,007.043 4</b>	<b>6,007.043 4</b>	<b>1.9428</b>		<b>6,055.613 4</b>

**Unmitigated Construction Off-Site**

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	lb/day										lb/day					
Hauling	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000		0.0000	0.0000	0.0000	0.0000	0.0000
Vendor	4.5300e-003	0.1030	0.0334	3.7000e-004	0.0128	2.1300e-003	0.0149	3.6900e-003	2.0400e-003	5.7300e-003		39.5607	39.5607	4.5000e-004	5.8800e-003	41.3247
Worker	0.0853	0.0580	0.8711	2.1000e-003	0.2236	1.1900e-003	0.2247	0.0593	1.0900e-003	0.0604		212.0044	212.0044	5.7100e-003	5.5300e-003	213.7960
<b>Total</b>	<b>0.0898</b>	<b>0.1610</b>	<b>0.9046</b>	<b>2.4700e-003</b>	<b>0.2364</b>	<b>3.3200e-003</b>	<b>0.2397</b>	<b>0.0630</b>	<b>3.1300e-003</b>	<b>0.0661</b>		<b>251.5650</b>	<b>251.5650</b>	<b>6.1600e-003</b>	<b>0.0114</b>	<b>255.1207</b>

Dockery Phase 1 - Riverside-South Coast County, Summer

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

**3.3 Grading - 2021**

**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					3.5894	0.0000	3.5894	1.4250	0.0000	1.4250			0.0000			0.0000
Off-Road	4.1912	46.3998	30.8785	0.0620		1.9853	1.9853		1.8265	1.8265	0.0000	6,007.043 4	6,007.043 4	1.9428		6,055.613 4
<b>Total</b>	<b>4.1912</b>	<b>46.3998</b>	<b>30.8785</b>	<b>0.0620</b>	<b>3.5894</b>	<b>1.9853</b>	<b>5.5747</b>	<b>1.4250</b>	<b>1.8265</b>	<b>3.2515</b>	<b>0.0000</b>	<b>6,007.043 4</b>	<b>6,007.043 4</b>	<b>1.9428</b>		<b>6,055.613 4</b>

**Mitigated Construction Off-Site**

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	lb/day										lb/day					
Hauling	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000		0.0000	0.0000	0.0000	0.0000	0.0000
Vendor	4.5300e-003	0.1030	0.0334	3.7000e-004	0.0128	2.1300e-003	0.0149	3.6900e-003	2.0400e-003	5.7300e-003		39.5607	39.5607	4.5000e-004	5.8800e-003	41.3247
Worker	0.0853	0.0580	0.8711	2.1000e-003	0.2236	1.1900e-003	0.2247	0.0593	1.0900e-003	0.0604		212.0044	212.0044	5.7100e-003	5.5300e-003	213.7960
<b>Total</b>	<b>0.0898</b>	<b>0.1610</b>	<b>0.9046</b>	<b>2.4700e-003</b>	<b>0.2364</b>	<b>3.3200e-003</b>	<b>0.2397</b>	<b>0.0630</b>	<b>3.1300e-003</b>	<b>0.0661</b>		<b>251.5650</b>	<b>251.5650</b>	<b>6.1600e-003</b>	<b>0.0114</b>	<b>255.1207</b>

Dockery Phase 1 - Riverside-South Coast County, Summer

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

**3.4 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	2.0228	18.7492	17.6706	0.0288		1.0251	1.0251		0.9625	0.9625		2,736.0438	2,736.0438	0.6751		2,752.9212
<b>Total</b>	<b>2.0228</b>	<b>18.7492</b>	<b>17.6706</b>	<b>0.0288</b>		<b>1.0251</b>	<b>1.0251</b>		<b>0.9625</b>	<b>0.9625</b>		<b>2,736.0438</b>	<b>2,736.0438</b>	<b>0.6751</b>		<b>2,752.9212</b>

**Unmitigated Construction Off-Site**

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	lb/day										lb/day					
Hauling	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000		0.0000	0.0000	0.0000	0.0000	0.0000
Vendor	0.2628	5.9759	1.9389	0.0217	0.7430	0.1235	0.8665	0.2139	0.1181	0.3321		2,294.5190	2,294.5190	0.0262	0.3411	2,396.8322
Worker	1.2662	0.8615	12.9362	0.0312	3.3198	0.0176	3.3374	0.8804	0.0162	0.8967		3,148.2646	3,148.2646	0.0849	0.0822	3,174.8709
<b>Total</b>	<b>1.5290</b>	<b>6.8374</b>	<b>14.8752</b>	<b>0.0528</b>	<b>4.0628</b>	<b>0.1411</b>	<b>4.2039</b>	<b>1.0944</b>	<b>0.1344</b>	<b>1.2287</b>		<b>5,442.7836</b>	<b>5,442.7836</b>	<b>0.1111</b>	<b>0.4233</b>	<b>5,571.7031</b>

Dockery Phase 1 - Riverside-South Coast County, Summer

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

**3.4 Building Construction - 2021**

**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	2.0228	18.7492	17.6706	0.0288		1.0251	1.0251		0.9625	0.9625	0.0000	2,736.0438	2,736.0438	0.6751		2,752.9212
<b>Total</b>	<b>2.0228</b>	<b>18.7492</b>	<b>17.6706</b>	<b>0.0288</b>		<b>1.0251</b>	<b>1.0251</b>		<b>0.9625</b>	<b>0.9625</b>	<b>0.0000</b>	<b>2,736.0438</b>	<b>2,736.0438</b>	<b>0.6751</b>		<b>2,752.9212</b>

**Mitigated Construction Off-Site**

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	lb/day										lb/day					
Hauling	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000		0.0000	0.0000	0.0000	0.0000	0.0000
Vendor	0.2628	5.9759	1.9389	0.0217	0.7430	0.1235	0.8665	0.2139	0.1181	0.3321		2,294.5190	2,294.5190	0.0262	0.3411	2,396.8322
Worker	1.2662	0.8615	12.9362	0.0312	3.3198	0.0176	3.3374	0.8804	0.0162	0.8967		3,148.2646	3,148.2646	0.0849	0.0822	3,174.8709
<b>Total</b>	<b>1.5290</b>	<b>6.8374</b>	<b>14.8752</b>	<b>0.0528</b>	<b>4.0628</b>	<b>0.1411</b>	<b>4.2039</b>	<b>1.0944</b>	<b>0.1344</b>	<b>1.2287</b>		<b>5,442.7836</b>	<b>5,442.7836</b>	<b>0.1111</b>	<b>0.4233</b>	<b>5,571.7031</b>

Dockery Phase 1 - Riverside-South Coast County, Summer

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

**3.4 Building Construction - 2022**

**Unmitigated Construction On-Site**

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	lb/day										lb/day					
Off-Road	1.8146	16.7670	17.4392	0.0288		0.8645	0.8645		0.8122	0.8122		2,737.1520	2,737.1520	0.6711		2,753.9288
<b>Total</b>	<b>1.8146</b>	<b>16.7670</b>	<b>17.4392</b>	<b>0.0288</b>		<b>0.8645</b>	<b>0.8645</b>		<b>0.8122</b>	<b>0.8122</b>		<b>2,737.1520</b>	<b>2,737.1520</b>	<b>0.6711</b>		<b>2,753.9288</b>

**Unmitigated Construction Off-Site**

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	lb/day										lb/day					
Hauling	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000		0.0000	0.0000	0.0000	0.0000	0.0000
Vendor	0.1888	4.9052	1.7056	0.0211	0.7430	0.0707	0.8137	0.2139	0.0677	0.2816		2,238.1659	2,238.1659	0.0237	0.3319	2,337.6673
Worker	1.1701	0.7582	11.8236	0.0302	3.3198	0.0165	3.3363	0.8804	0.0152	0.8956		3,049.8752	3,049.8752	0.0760	0.0755	3,074.2744
<b>Total</b>	<b>1.3588</b>	<b>5.6634</b>	<b>13.5292</b>	<b>0.0513</b>	<b>4.0628</b>	<b>0.0872</b>	<b>4.1500</b>	<b>1.0944</b>	<b>0.0829</b>	<b>1.1772</b>		<b>5,288.0411</b>	<b>5,288.0411</b>	<b>0.0997</b>	<b>0.4074</b>	<b>5,411.9417</b>



Dockery Phase 1 - Riverside-South Coast County, Summer

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

**3.4 Building Construction - 2022**

**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	1.8146	16.7670	17.4392	0.0288		0.8645	0.8645		0.8122	0.8122	0.0000	2,737.1520	2,737.1520	0.6711		2,753.9288
<b>Total</b>	<b>1.8146</b>	<b>16.7670</b>	<b>17.4392</b>	<b>0.0288</b>		<b>0.8645</b>	<b>0.8645</b>		<b>0.8122</b>	<b>0.8122</b>	<b>0.0000</b>	<b>2,737.1520</b>	<b>2,737.1520</b>	<b>0.6711</b>		<b>2,753.9288</b>

**Mitigated Construction Off-Site**

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	lb/day										lb/day					
Hauling	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000		0.0000	0.0000	0.0000	0.0000	0.0000
Vendor	0.1888	4.9052	1.7056	0.0211	0.7430	0.0707	0.8137	0.2139	0.0677	0.2816		2,238.1659	2,238.1659	0.0237	0.3319	2,337.6673
Worker	1.1701	0.7582	11.8236	0.0302	3.3198	0.0165	3.3363	0.8804	0.0152	0.8956		3,049.8752	3,049.8752	0.0760	0.0755	3,074.2744
<b>Total</b>	<b>1.3588</b>	<b>5.6634</b>	<b>13.5292</b>	<b>0.0513</b>	<b>4.0628</b>	<b>0.0872</b>	<b>4.1500</b>	<b>1.0944</b>	<b>0.0829</b>	<b>1.1772</b>		<b>5,288.0411</b>	<b>5,288.0411</b>	<b>0.0997</b>	<b>0.4074</b>	<b>5,411.9417</b>

Dockery Phase 1 - Riverside-South Coast County, Summer

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

**3.5 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	1.0093	10.3241	11.7484	0.0181		0.5523	0.5523		0.5081	0.5081		1,752.1500	1,752.1500	0.5667		1,766.3170
Paving	4.1055					0.0000	0.0000		0.0000	0.0000			0.0000			0.0000
<b>Total</b>	<b>5.1149</b>	<b>10.3241</b>	<b>11.7484</b>	<b>0.0181</b>		<b>0.5523</b>	<b>0.5523</b>		<b>0.5081</b>	<b>0.5081</b>		<b>1,752.1500</b>	<b>1,752.1500</b>	<b>0.5667</b>		<b>1,766.3170</b>

**Unmitigated Construction Off-Site**

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	lb/day										lb/day					
Hauling	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000		0.0000	0.0000	0.0000	0.0000	0.0000
Vendor	4.5300e-003	0.1030	0.0334	3.7000e-004	0.0128	2.1300e-003	0.0149	3.6900e-003	2.0400e-003	5.7300e-003		39.5607	39.5607	4.5000e-004	5.8800e-003	41.3247
Worker	0.0554	0.0377	0.5662	1.3600e-003	0.1453	7.7000e-004	0.1461	0.0385	7.1000e-004	0.0393		137.8028	137.8028	3.7100e-003	3.6000e-003	138.9674
<b>Total</b>	<b>0.0600</b>	<b>0.1407</b>	<b>0.5997</b>	<b>1.7300e-003</b>	<b>0.1581</b>	<b>2.9000e-003</b>	<b>0.1610</b>	<b>0.0422</b>	<b>2.7500e-003</b>	<b>0.0450</b>		<b>177.3635</b>	<b>177.3635</b>	<b>4.1600e-003</b>	<b>9.4800e-003</b>	<b>180.2921</b>

Dockery Phase 1 - Riverside-South Coast County, Summer

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

**3.5 Paving - 2021**

**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	1.0093	10.3241	11.7484	0.0181		0.5523	0.5523		0.5081	0.5081	0.0000	1,752.1500	1,752.1500	0.5667		1,766.3170
Paving	4.1055					0.0000	0.0000		0.0000	0.0000			0.0000			0.0000
<b>Total</b>	<b>5.1149</b>	<b>10.3241</b>	<b>11.7484</b>	<b>0.0181</b>		<b>0.5523</b>	<b>0.5523</b>		<b>0.5081</b>	<b>0.5081</b>	<b>0.0000</b>	<b>1,752.1500</b>	<b>1,752.1500</b>	<b>0.5667</b>		<b>1,766.3170</b>

**Mitigated Construction Off-Site**

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	lb/day										lb/day					
Hauling	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000		0.0000	0.0000	0.0000	0.0000	0.0000
Vendor	4.5300e-003	0.1030	0.0334	3.7000e-004	0.0128	2.1300e-003	0.0149	3.6900e-003	2.0400e-003	5.7300e-003		39.5607	39.5607	4.5000e-004	5.8800e-003	41.3247
Worker	0.0554	0.0377	0.5662	1.3600e-003	0.1453	7.7000e-004	0.1461	0.0385	7.1000e-004	0.0393		137.8028	137.8028	3.7100e-003	3.6000e-003	138.9674
<b>Total</b>	<b>0.0600</b>	<b>0.1407</b>	<b>0.5997</b>	<b>1.7300e-003</b>	<b>0.1581</b>	<b>2.9000e-003</b>	<b>0.1610</b>	<b>0.0422</b>	<b>2.7500e-003</b>	<b>0.0450</b>		<b>177.3635</b>	<b>177.3635</b>	<b>4.1600e-003</b>	<b>9.4800e-003</b>	<b>180.2921</b>

Dockery Phase 1 - Riverside-South Coast County, Summer

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

**3.6 Architectural Coating - 2022**

**Unmitigated Construction On-Site**

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	lb/day										lb/day					
Archit. Coating	22.4320					0.0000	0.0000		0.0000	0.0000			0.0000			0.0000
Off-Road	0.2727	1.8780	2.4181	3.9600e-003		0.1090	0.1090		0.1090	0.1090		375.2641	375.2641	0.0244		375.8749
<b>Total</b>	<b>22.7047</b>	<b>1.8780</b>	<b>2.4181</b>	<b>3.9600e-003</b>		<b>0.1090</b>	<b>0.1090</b>		<b>0.1090</b>	<b>0.1090</b>		<b>375.2641</b>	<b>375.2641</b>	<b>0.0244</b>		<b>375.8749</b>

**Unmitigated Construction Off-Site**

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	lb/day										lb/day					
Hauling	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000		0.0000	0.0000	0.0000	0.0000	0.0000
Vendor	0.0000	0.0000	0.0000	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	0.2324	0.1506	2.3488	5.9900e-003	0.6595	3.2800e-003	0.6628	0.1749	3.0200e-003	0.1779		605.8675	605.8675	0.0151	0.0150	610.7144
<b>Total</b>	<b>0.2324</b>	<b>0.1506</b>	<b>2.3488</b>	<b>5.9900e-003</b>	<b>0.6595</b>	<b>3.2800e-003</b>	<b>0.6628</b>	<b>0.1749</b>	<b>3.0200e-003</b>	<b>0.1779</b>		<b>605.8675</b>	<b>605.8675</b>	<b>0.0151</b>	<b>0.0150</b>	<b>610.7144</b>

Dockery Phase 1 - Riverside-South Coast County, Summer

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

**3.6 Architectural Coating - 2022**

**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	22.4320					0.0000	0.0000		0.0000	0.0000			0.0000			0.0000
Off-Road	0.2727	1.8780	2.4181	3.9600e-003		0.1090	0.1090		0.1090	0.1090	0.0000	375.2641	375.2641	0.0244		375.8749
<b>Total</b>	<b>22.7047</b>	<b>1.8780</b>	<b>2.4181</b>	<b>3.9600e-003</b>		<b>0.1090</b>	<b>0.1090</b>		<b>0.1090</b>	<b>0.1090</b>	<b>0.0000</b>	<b>375.2641</b>	<b>375.2641</b>	<b>0.0244</b>		<b>375.8749</b>

**Mitigated Construction Off-Site**

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	lb/day										lb/day					
Hauling	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000		0.0000	0.0000	0.0000	0.0000	0.0000
Vendor	0.0000	0.0000	0.0000	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	0.2324	0.1506	2.3488	5.9900e-003	0.6595	3.2800e-003	0.6628	0.1749	3.0200e-003	0.1779		605.8675	605.8675	0.0151	0.0150	610.7144
<b>Total</b>	<b>0.2324</b>	<b>0.1506</b>	<b>2.3488</b>	<b>5.9900e-003</b>	<b>0.6595</b>	<b>3.2800e-003</b>	<b>0.6628</b>	<b>0.1749</b>	<b>3.0200e-003</b>	<b>0.1779</b>		<b>605.8675</b>	<b>605.8675</b>	<b>0.0151</b>	<b>0.0150</b>	<b>610.7144</b>

Dockery Phase 1 - Riverside-South Coast County, Summer

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

**4.0 Operational Detail - Mobile**

**4.1 Mitigation Measures Mobile**

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	lb/day										lb/day					
Mitigated	29.6621	24.8515	155.4917	0.2605	23.1935	0.2642	23.4577	6.1893	0.2477	6.4370		26,545.0158	26,545.0158	2.3060	1.7942	27,137.3283
Unmitigated	29.6621	24.8515	155.4917	0.2605	23.1935	0.2642	23.4577	6.1893	0.2477	6.4370		26,545.0158	26,545.0158	2.3060	1.7942	27,137.3283

**4.2 Trip Summary Information**

Land Use	Average Daily Trip Rate			Unmitigated	Mitigated
	Weekday	Saturday	Sunday	Annual VMT	Annual VMT
Convenience Market with Gas Pumps	4,379.88	5,541.73	6127.50	2,862,323	2,862,323
Fast Food Restaurant with Drive Thru	4,351.58	5,692.95	4366.64	4,783,474	4,783,474
Other Asphalt Surfaces	0.00	0.00	0.00		
Parking Lot	0.00	0.00	0.00		
Regional Shopping Center	500.94	612.01	280.00	1,049,511	1,049,511
<b>Total</b>	<b>9,232.40</b>	<b>11,846.69</b>	<b>10,774.14</b>	<b>8,695,309</b>	<b>8,695,309</b>

**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
Convenience Market with Gas	16.60	8.40	6.90	0.80	80.20	19.00	14	21	65
Fast Food Restaurant with Drive	16.60	8.40	6.90	2.20	78.80	19.00	29	21	50

Dockery Phase 1 - Riverside-South Coast County, Summer

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

Land Use	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
Other Asphalt Surfaces	16.60	8.40	6.90	0.00	0.00	0.00	0	0	0
Parking Lot	16.60	8.40	6.90	0.00	0.00	0.00	0	0	0
Regional Shopping Center	16.60	8.40	6.90	16.30	64.70	19.00	54	35	11

**4.4 Fleet Mix**

Land Use	LDA	LDT1	LDT2	MDV	LHD1	LHD2	MHD	HHD	OBUS	UBUS	MCY	SBUS	MH
Convenience Market with Gas Pumps	0.531022	0.055789	0.171983	0.143721	0.027315	0.007422	0.011813	0.018850	0.000630	0.000321	0.024273	0.001102	0.005759
Fast Food Restaurant with Drive Thru	0.531022	0.055789	0.171983	0.143721	0.027315	0.007422	0.011813	0.018850	0.000630	0.000321	0.024273	0.001102	0.005759
Other Asphalt Surfaces	0.531022	0.055789	0.171983	0.143721	0.027315	0.007422	0.011813	0.018850	0.000630	0.000321	0.024273	0.001102	0.005759
Parking Lot	0.531022	0.055789	0.171983	0.143721	0.027315	0.007422	0.011813	0.018850	0.000630	0.000321	0.024273	0.001102	0.005759
Regional Shopping Center	0.531022	0.055789	0.171983	0.143721	0.027315	0.007422	0.011813	0.018850	0.000630	0.000321	0.024273	0.001102	0.005759

**5.0 Energy Detail**

Historical Energy Use: N

**5.1 Mitigation Measures Energy**

Dockery Phase 1 - Riverside-South Coast County, Summer

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

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	lb/day										lb/day					
NaturalGas Mitigated	0.0757	0.6878	0.5778	4.1300e-003		0.0523	0.0523		0.0523	0.0523		825.3804	825.3804	0.0158	0.0151	830.2852
NaturalGas Unmitigated	0.0757	0.6878	0.5778	4.1300e-003		0.0523	0.0523		0.0523	0.0523		825.3804	825.3804	0.0158	0.0151	830.2852

**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					
Convenience Market with Gas Pumps	32.5962	3.5000e-004	3.2000e-003	2.6800e-003	2.0000e-005		2.4000e-004	2.4000e-004		2.4000e-004	2.4000e-004		3.8348	3.8348	7.0000e-005	7.0000e-005	3.8576
Fast Food Restaurant with Drive Thru	6903.15	0.0745	0.6768	0.5685	4.0600e-003		0.0514	0.0514		0.0514	0.0514		812.1357	812.1357	0.0156	0.0149	816.9618
Other Asphalt Surfaces	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
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
Regional Shopping Center	79.9836	8.6000e-004	7.8400e-003	6.5900e-003	5.0000e-005		6.0000e-004	6.0000e-004		6.0000e-004	6.0000e-004		9.4098	9.4098	1.8000e-004	1.7000e-004	9.4658
<b>Total</b>		<b>0.0757</b>	<b>0.6878</b>	<b>0.5778</b>	<b>4.1300e-003</b>		<b>0.0523</b>	<b>0.0523</b>		<b>0.0523</b>	<b>0.0523</b>		<b>825.3804</b>	<b>825.3804</b>	<b>0.0158</b>	<b>0.0151</b>	<b>830.2852</b>



Dockery Phase 1 - Riverside-South Coast County, Summer

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

**5.2 Energy by Land Use - Natural Gas**

**Mitigated**

	Natural Gas 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					
Convenience Market with Gas Pumps	0.0325962	3.5000e-004	3.2000e-003	2.6800e-003	2.0000e-005		2.4000e-004	2.4000e-004		2.4000e-004	2.4000e-004		3.8348	3.8348	7.0000e-005	7.0000e-005	3.8576
Fast Food Restaurant with Drive Thru	6.90315	0.0745	0.6768	0.5685	4.0600e-003		0.0514	0.0514		0.0514	0.0514		812.1357	812.1357	0.0156	0.0149	816.9618
Other Asphalt Surfaces	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
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
Regional Shopping Center	0.0799836	8.6000e-004	7.8400e-003	6.5900e-003	5.0000e-005		6.0000e-004	6.0000e-004		6.0000e-004	6.0000e-004		9.4098	9.4098	1.8000e-004	1.7000e-004	9.4658
<b>Total</b>		<b>0.0757</b>	<b>0.6878</b>	<b>0.5778</b>	<b>4.1300e-003</b>		<b>0.0523</b>	<b>0.0523</b>		<b>0.0523</b>	<b>0.0523</b>		<b>825.3804</b>	<b>825.3804</b>	<b>0.0158</b>	<b>0.0151</b>	<b>830.2852</b>

**6.0 Area Detail**

**6.1 Mitigation Measures Area**

Dockery Phase 1 - Riverside-South Coast County, Summer

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

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	lb/day										lb/day					
Mitigated	0.9180	5.0000e-005	5.8500e-003	0.0000		2.0000e-005	2.0000e-005		2.0000e-005	2.0000e-005		0.0125	0.0125	3.0000e-005		0.0133
Unmitigated	0.9180	5.0000e-005	5.8500e-003	0.0000		2.0000e-005	2.0000e-005		2.0000e-005	2.0000e-005		0.0125	0.0125	3.0000e-005		0.0133

**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	0.1229					0.0000	0.0000		0.0000	0.0000			0.0000			0.0000
Consumer Products	0.7946					0.0000	0.0000		0.0000	0.0000			0.0000			0.0000
Landscaping	5.4000e-004	5.0000e-005	5.8500e-003	0.0000		2.0000e-005	2.0000e-005		2.0000e-005	2.0000e-005		0.0125	0.0125	3.0000e-005		0.0133
<b>Total</b>	<b>0.9180</b>	<b>5.0000e-005</b>	<b>5.8500e-003</b>	<b>0.0000</b>		<b>2.0000e-005</b>	<b>2.0000e-005</b>		<b>2.0000e-005</b>	<b>2.0000e-005</b>		<b>0.0125</b>	<b>0.0125</b>	<b>3.0000e-005</b>		<b>0.0133</b>

Dockery Phase 1 - Riverside-South Coast County, Summer

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

**6.2 Area by SubCategory**

Mitigated

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
SubCategory	lb/day										lb/day					
Architectural Coating	0.1229					0.0000	0.0000		0.0000	0.0000			0.0000			0.0000
Consumer Products	0.7946					0.0000	0.0000		0.0000	0.0000			0.0000			0.0000
Landscaping	5.4000e-004	5.0000e-005	5.8500e-003	0.0000		2.0000e-005	2.0000e-005		2.0000e-005	2.0000e-005		0.0125	0.0125	3.0000e-005		0.0133
<b>Total</b>	<b>0.9180</b>	<b>5.0000e-005</b>	<b>5.8500e-003</b>	<b>0.0000</b>		<b>2.0000e-005</b>	<b>2.0000e-005</b>		<b>2.0000e-005</b>	<b>2.0000e-005</b>		<b>0.0125</b>	<b>0.0125</b>	<b>3.0000e-005</b>		<b>0.0133</b>

**7.0 Water Detail**

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**7.1 Mitigation Measures Water**

## Dockery Phase 1 - Riverside-South Coast County, Summer

**EMFAC Off-Model Adjustment Factors for Gasoline Light Duty Vehicle to Account for the SAFE Vehicle Rule Not Applied****8.0 Waste Detail**

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**8.1 Mitigation Measures Waste****9.0 Operational Offroad**

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

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**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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Dockery Phase 1 - Riverside-South Coast County, Winter

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

**Dockery Phase 1  
Riverside-South Coast County, Winter**

**1.0 Project Characteristics**

**1.1 Land Usage**

Land Uses	Size	Metric	Lot Acreage	Floor Surface Area	Population
Other Asphalt Surfaces	12.04	Acre	12.04	524,462.40	0
Parking Lot	3.63	Acre	3.63	158,122.80	0
Fast Food Restaurant with Drive Thru	9.24	1000sqft	0.21	9,241.00	0
Convenience Market with Gas Pumps	19.00	Pump	0.06	5,408.00	0
Regional Shopping Center	13.27	1000sqft	0.30	13,270.00	0

**1.2 Other Project Characteristics**

<b>Urbanization</b>	Urban	<b>Wind Speed (m/s)</b>	2.4	<b>Precipitation Freq (Days)</b>	28
<b>Climate Zone</b>	10			<b>Operational Year</b>	2022
<b>Utility Company</b>	Southern California Edison				
<b>CO2 Intensity (lb/MWhr)</b>	390.98	<b>CH4 Intensity (lb/MWhr)</b>	0.033	<b>N2O Intensity (lb/MWhr)</b>	0.004

**1.3 User Entered Comments & Non-Default Data**

- Project Characteristics -
- Land Use - per CUP and offsite improvements
- Construction Phase - Per Applicant
- Off-road Equipment - 8 hr/day
- Off-road Equipment - 8 hr/day
- Off-road Equipment -
- Off-road Equipment - per applicant
- Off-road Equipment - Per Applicant

Dockery Phase 1 - Riverside-South Coast County, Winter

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

Trips and VMT - 2 daily water truck trips added to site prep, grading, and paving

Grading -

Vehicle Trips - Per TIA

Construction Off-road Equipment Mitigation - water site 3x daily per Rule 403

Table Name	Column Name	Default Value	New Value
tblConstructionPhase	NumDays	300.00	240.00
tblConstructionPhase	NumDays	30.00	20.00
tblConstructionPhase	NumDays	20.00	10.00
tblConstructionPhase	NumDays	10.00	5.00
tblLandUse	LandUseSquareFeet	9,240.00	9,241.00
tblLandUse	LandUseSquareFeet	2,682.32	5,408.00
tblOffRoadEquipment	OffRoadEquipmentUnitAmount	2.00	1.00
tblOffRoadEquipment	OffRoadEquipmentUnitAmount	3.00	1.00
tblOffRoadEquipment	UsageHours	6.00	8.00
tblOffRoadEquipment	UsageHours	7.00	8.00
tblOffRoadEquipment	UsageHours	7.00	8.00
tblTripsAndVMT	VendorTripNumber	0.00	2.00
tblTripsAndVMT	VendorTripNumber	0.00	2.00
tblTripsAndVMT	VendorTripNumber	0.00	2.00
tblVehicleTrips	ST_TR	322.50	291.67
tblVehicleTrips	WD_TR	322.50	230.52

**2.0 Emissions Summary**

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Dockery Phase 1 - Riverside-South Coast County, Winter

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

**2.1 Overall Construction (Maximum Daily Emission)**

**Unmitigated Construction**

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Year	lb/day										lb/day					
2021	8.6281	46.5684	42.3822	0.0984	9.4400	1.9887	11.4286	3.7167	1.8296	5.5464	0.0000	9,799.280 2	9,799.280 2	1.9489	0.4353	9,962.906 6
2022	26.0102	24.7561	33.1142	0.0867	4.7222	1.0642	5.7864	1.2693	1.0072	2.2765	0.0000	8,664.383 6	8,664.383 6	0.8093	0.4252	8,811.319 3
<b>Maximum</b>	<b>26.0102</b>	<b>46.5684</b>	<b>42.3822</b>	<b>0.0984</b>	<b>9.4400</b>	<b>1.9887</b>	<b>11.4286</b>	<b>3.7167</b>	<b>1.8296</b>	<b>5.5464</b>	<b>0.0000</b>	<b>9,799.280 2</b>	<b>9,799.280 2</b>	<b>1.9489</b>	<b>0.4353</b>	<b>9,962.906 6</b>

**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					
2021	8.6281	46.5684	42.3822	0.0984	4.2209	1.9887	5.9426	1.4879	1.8296	3.3176	0.0000	9,799.280 2	9,799.280 2	1.9489	0.4353	9,962.906 6
2022	26.0102	24.7561	33.1142	0.0867	4.7222	1.0642	5.7864	1.2693	1.0072	2.2765	0.0000	8,664.383 6	8,664.383 6	0.8093	0.4252	8,811.319 3
<b>Maximum</b>	<b>26.0102</b>	<b>46.5684</b>	<b>42.3822</b>	<b>0.0984</b>	<b>4.7222</b>	<b>1.9887</b>	<b>5.9426</b>	<b>1.4879</b>	<b>1.8296</b>	<b>3.3176</b>	<b>0.0000</b>	<b>9,799.280 2</b>	<b>9,799.280 2</b>	<b>1.9489</b>	<b>0.4353</b>	<b>9,962.906 6</b>

## Dockery Phase 1 - Riverside-South Coast County, Winter

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

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio-CO2	Total CO2	CH4	N2O	CO2e
Percent Reduction	0.00	0.00	0.00	0.00	36.85	0.00	31.87	44.70	0.00	28.49	0.00	0.00	0.00	0.00	0.00	0.00



Dockery Phase 1 - Riverside-South Coast County, Winter

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

**2.2 Overall Operational**

**Unmitigated Operational**

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	lb/day										lb/day					
Area	0.9180	5.0000e-005	5.8500e-003	0.0000		2.0000e-005	2.0000e-005		2.0000e-005	2.0000e-005		0.0125	0.0125	3.0000e-005		0.0133
Energy	0.0757	0.6878	0.5778	4.1300e-003		0.0523	0.0523		0.0523	0.0523		825.3804	825.3804	0.0158	0.0151	830.2852
Mobile	23.7537	26.1949	148.8734	0.2432	23.1935	0.2649	23.4584	6.1893	0.2484	6.4377		24,792.0491	24,792.0491	2.5009	1.8352	25,401.4491
<b>Total</b>	<b>24.7474</b>	<b>26.8828</b>	<b>149.4570</b>	<b>0.2473</b>	<b>23.1935</b>	<b>0.3172</b>	<b>23.5107</b>	<b>6.1893</b>	<b>0.3007</b>	<b>6.4900</b>		<b>25,617.4420</b>	<b>25,617.4420</b>	<b>2.5168</b>	<b>1.8503</b>	<b>26,231.7477</b>

**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	0.9180	5.0000e-005	5.8500e-003	0.0000		2.0000e-005	2.0000e-005		2.0000e-005	2.0000e-005		0.0125	0.0125	3.0000e-005		0.0133
Energy	0.0757	0.6878	0.5778	4.1300e-003		0.0523	0.0523		0.0523	0.0523		825.3804	825.3804	0.0158	0.0151	830.2852
Mobile	23.7537	26.1949	148.8734	0.2432	23.1935	0.2649	23.4584	6.1893	0.2484	6.4377		24,792.0491	24,792.0491	2.5009	1.8352	25,401.4491
<b>Total</b>	<b>24.7474</b>	<b>26.8828</b>	<b>149.4570</b>	<b>0.2473</b>	<b>23.1935</b>	<b>0.3172</b>	<b>23.5107</b>	<b>6.1893</b>	<b>0.3007</b>	<b>6.4900</b>		<b>25,617.4420</b>	<b>25,617.4420</b>	<b>2.5168</b>	<b>1.8503</b>	<b>26,231.7477</b>

Dockery Phase 1 - Riverside-South Coast County, Winter

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

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

**3.0 Construction Detail**

**Construction Phase**

Phase Number	Phase Name	Phase Type	Start Date	End Date	Num Days Week	Num Days	Phase Description
1	Site Preparation	Site Preparation	9/1/2021	9/7/2021	5	5	
2	Grading	Grading	9/8/2021	10/5/2021	5	20	
3	Building Construction	Building Construction	10/6/2021	9/6/2022	5	240	
4	Paving	Paving	10/6/2021	10/19/2021	5	10	
5	Architectural Coating	Architectural Coating	8/10/2022	9/6/2022	5	20	

**Acres of Grading (Site Preparation Phase): 5**

**Acres of Grading (Grading Phase): 60**

**Acres of Paving: 15.67**

**Residential Indoor: 0; Residential Outdoor: 0; Non-Residential Indoor: 41,879; Non-Residential Outdoor: 13,960; Striped Parking Area: 40,955 (Architectural Coating – sqft)**

**OffRoad Equipment**

Phase Name	Offroad Equipment Type	Amount	Usage Hours	Horse Power	Load Factor
Site Preparation	Crawler Tractors	1	8.00	212	0.43
Site Preparation	Rubber Tired Dozers	1	8.00	247	0.40
Site Preparation	Tractors/Loaders/Backhoes	4	8.00	97	0.37
Grading	Excavators	2	8.00	158	0.38
Grading	Graders	1	8.00	187	0.41
Grading	Rubber Tired Dozers	1	8.00	247	0.40

Dockery Phase 1 - Riverside-South Coast County, Winter

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

Grading	Scrapers	2	8.00	367	0.48
Grading	Tractors/Loaders/Backhoes	2	8.00	97	0.37
Building Construction	Cranes	1	8.00	231	0.29
Building Construction	Forklifts	3	8.00	89	0.20
Building Construction	Generator Sets	1	8.00	84	0.74
Building Construction	Tractors/Loaders/Backhoes	3	8.00	97	0.37
Building Construction	Welders	1	8.00	46	0.45
Paving	Pavers	1	8.00	130	0.42
Paving	Paving Equipment	2	8.00	132	0.36
Paving	Rollers	2	8.00	80	0.38
Architectural Coating	Air Compressors	1	8.00	78	0.48

**Trips and VMT**

Phase Name	Offroad Equipment Count	Worker Trip Number	Vendor Trip Number	Hauling Trip Number	Worker Trip Length	Vendor Trip Length	Hauling Trip Length	Worker Vehicle Class	Vendor Vehicle Class	Hauling Vehicle Class
Site Preparation	6	15.00	2.00	0.00	14.70	6.90	20.00	LD_Mix	HDT_Mix	HHDT
Grading	8	20.00	2.00	0.00	14.70	6.90	20.00	LD_Mix	HDT_Mix	HHDT
Building Construction	9	297.00	116.00	0.00	14.70	6.90	20.00	LD_Mix	HDT_Mix	HHDT
Paving	5	13.00	2.00	0.00	14.70	6.90	20.00	LD_Mix	HDT_Mix	HHDT
Architectural Coating	1	59.00	0.00	0.00	14.70	6.90	20.00	LD_Mix	HDT_Mix	HHDT

**3.1 Mitigation Measures Construction**

Water Exposed Area

Dockery Phase 1 - Riverside-South Coast County, Winter

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

**3.2 Site Preparation - 2021**

**Unmitigated Construction On-Site**

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	lb/day										lb/day					
Fugitive Dust					7.0826	0.0000	7.0826	3.4247	0.0000	3.4247			0.0000			0.0000
Off-Road	2.3464	25.5226	15.5138	0.0288		1.2417	1.2417		1.1424	1.1424		2,791.3145	2,791.3145	0.9028		2,813.8837
<b>Total</b>	<b>2.3464</b>	<b>25.5226</b>	<b>15.5138</b>	<b>0.0288</b>	<b>7.0826</b>	<b>1.2417</b>	<b>8.3243</b>	<b>3.4247</b>	<b>1.1424</b>	<b>4.5671</b>		<b>2,791.3145</b>	<b>2,791.3145</b>	<b>0.9028</b>		<b>2,813.8837</b>

**Unmitigated Construction Off-Site**

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	lb/day										lb/day					
Hauling	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000		0.0000	0.0000	0.0000	0.0000	0.0000
Vendor	4.4100e-003	0.1083	0.0346	3.7000e-004	0.0128	2.1300e-003	0.0149	3.6900e-003	2.0400e-003	5.7300e-003		39.5869	39.5869	4.5000e-004	5.8900e-003	41.3533
Worker	0.0595	0.0452	0.5284	1.4200e-003	0.1677	8.9000e-004	0.1686	0.0445	8.2000e-004	0.0453		143.9740	143.9740	4.2400e-003	4.2500e-003	145.3462
<b>Total</b>	<b>0.0640</b>	<b>0.1535</b>	<b>0.5630</b>	<b>1.7900e-003</b>	<b>0.1805</b>	<b>3.0200e-003</b>	<b>0.1835</b>	<b>0.0482</b>	<b>2.8600e-003</b>	<b>0.0510</b>		<b>183.5608</b>	<b>183.5608</b>	<b>4.6900e-003</b>	<b>0.0101</b>	<b>186.6996</b>

Dockery Phase 1 - Riverside-South Coast County, Winter

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

**3.2 Site Preparation - 2021**

**Mitigated Construction On-Site**

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	lb/day										lb/day					
Fugitive Dust					2.7622	0.0000	2.7622	1.3357	0.0000	1.3357			0.0000			0.0000
Off-Road	2.3464	25.5226	15.5138	0.0288		1.2417	1.2417		1.1424	1.1424	0.0000	2,791.314 5	2,791.314 5	0.9028		2,813.883 7
<b>Total</b>	<b>2.3464</b>	<b>25.5226</b>	<b>15.5138</b>	<b>0.0288</b>	<b>2.7622</b>	<b>1.2417</b>	<b>4.0039</b>	<b>1.3357</b>	<b>1.1424</b>	<b>2.4780</b>	<b>0.0000</b>	<b>2,791.314 5</b>	<b>2,791.314 5</b>	<b>0.9028</b>		<b>2,813.883 7</b>

**Mitigated Construction Off-Site**

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	lb/day										lb/day					
Hauling	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000		0.0000	0.0000	0.0000	0.0000	0.0000
Vendor	4.4100e-003	0.1083	0.0346	3.7000e-004	0.0128	2.1300e-003	0.0149	3.6900e-003	2.0400e-003	5.7300e-003		39.5869	39.5869	4.5000e-004	5.8900e-003	41.3533
Worker	0.0595	0.0452	0.5284	1.4200e-003	0.1677	8.9000e-004	0.1686	0.0445	8.2000e-004	0.0453		143.9740	143.9740	4.2400e-003	4.2500e-003	145.3462
<b>Total</b>	<b>0.0640</b>	<b>0.1535</b>	<b>0.5630</b>	<b>1.7900e-003</b>	<b>0.1805</b>	<b>3.0200e-003</b>	<b>0.1835</b>	<b>0.0482</b>	<b>2.8600e-003</b>	<b>0.0510</b>		<b>183.5608</b>	<b>183.5608</b>	<b>4.6900e-003</b>	<b>0.0101</b>	<b>186.6996</b>

Dockery Phase 1 - Riverside-South Coast County, Winter

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

**3.3 Grading - 2021**

**Unmitigated Construction On-Site**

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	lb/day										lb/day					
Fugitive Dust					9.2036	0.0000	9.2036	3.6538	0.0000	3.6538			0.0000			0.0000
Off-Road	4.1912	46.3998	30.8785	0.0620		1.9853	1.9853		1.8265	1.8265		6,007.043 4	6,007.043 4	1.9428		6,055.613 4
<b>Total</b>	<b>4.1912</b>	<b>46.3998</b>	<b>30.8785</b>	<b>0.0620</b>	<b>9.2036</b>	<b>1.9853</b>	<b>11.1889</b>	<b>3.6538</b>	<b>1.8265</b>	<b>5.4803</b>		<b>6,007.043 4</b>	<b>6,007.043 4</b>	<b>1.9428</b>		<b>6,055.613 4</b>

**Unmitigated Construction Off-Site**

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	lb/day										lb/day					
Hauling	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000		0.0000	0.0000	0.0000	0.0000	0.0000
Vendor	4.4100e-003	0.1083	0.0346	3.7000e-004	0.0128	2.1300e-003	0.0149	3.6900e-003	2.0400e-003	5.7300e-003		39.5869	39.5869	4.5000e-004	5.8900e-003	41.3533
Worker	0.0794	0.0602	0.7045	1.9000e-003	0.2236	1.1900e-003	0.2247	0.0593	1.0900e-003	0.0604		191.9653	191.9653	5.6600e-003	5.6700e-003	193.7950
<b>Total</b>	<b>0.0838</b>	<b>0.1686</b>	<b>0.7391</b>	<b>2.2700e-003</b>	<b>0.2364</b>	<b>3.3200e-003</b>	<b>0.2397</b>	<b>0.0630</b>	<b>3.1300e-003</b>	<b>0.0661</b>		<b>231.5521</b>	<b>231.5521</b>	<b>6.1100e-003</b>	<b>0.0116</b>	<b>235.1483</b>

Dockery Phase 1 - Riverside-South Coast County, Winter

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

**3.3 Grading - 2021**

**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					3.5894	0.0000	3.5894	1.4250	0.0000	1.4250			0.0000			0.0000
Off-Road	4.1912	46.3998	30.8785	0.0620		1.9853	1.9853		1.8265	1.8265	0.0000	6,007.043 4	6,007.043 4	1.9428		6,055.613 4
<b>Total</b>	<b>4.1912</b>	<b>46.3998</b>	<b>30.8785</b>	<b>0.0620</b>	<b>3.5894</b>	<b>1.9853</b>	<b>5.5747</b>	<b>1.4250</b>	<b>1.8265</b>	<b>3.2515</b>	<b>0.0000</b>	<b>6,007.043 4</b>	<b>6,007.043 4</b>	<b>1.9428</b>		<b>6,055.613 4</b>

**Mitigated Construction Off-Site**

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	lb/day										lb/day					
Hauling	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000		0.0000	0.0000	0.0000	0.0000	0.0000
Vendor	4.4100e-003	0.1083	0.0346	3.7000e-004	0.0128	2.1300e-003	0.0149	3.6900e-003	2.0400e-003	5.7300e-003		39.5869	39.5869	4.5000e-004	5.8900e-003	41.3533
Worker	0.0794	0.0602	0.7045	1.9000e-003	0.2236	1.1900e-003	0.2247	0.0593	1.0900e-003	0.0604		191.9653	191.9653	5.6600e-003	5.6700e-003	193.7950
<b>Total</b>	<b>0.0838</b>	<b>0.1686</b>	<b>0.7391</b>	<b>2.2700e-003</b>	<b>0.2364</b>	<b>3.3200e-003</b>	<b>0.2397</b>	<b>0.0630</b>	<b>3.1300e-003</b>	<b>0.0661</b>		<b>231.5521</b>	<b>231.5521</b>	<b>6.1100e-003</b>	<b>0.0116</b>	<b>235.1483</b>

Dockery Phase 1 - Riverside-South Coast County, Winter

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

**3.4 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	2.0228	18.7492	17.6706	0.0288		1.0251	1.0251		0.9625	0.9625		2,736.0438	2,736.0438	0.6751		2,752.9212
<b>Total</b>	<b>2.0228</b>	<b>18.7492</b>	<b>17.6706</b>	<b>0.0288</b>		<b>1.0251</b>	<b>1.0251</b>		<b>0.9625</b>	<b>0.9625</b>		<b>2,736.0438</b>	<b>2,736.0438</b>	<b>0.6751</b>		<b>2,752.9212</b>

**Unmitigated Construction Off-Site**

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	lb/day										lb/day					
Hauling	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000		0.0000	0.0000	0.0000	0.0000	0.0000
Vendor	0.2556	6.2823	2.0087	0.0217	0.7430	0.1238	0.8668	0.2139	0.1184	0.3324		2,296.0380	2,296.0380	0.0259	0.3416	2,398.4927
Worker	1.1789	0.8946	10.4618	0.0282	3.3198	0.0176	3.3374	0.8804	0.0162	0.8967		2,850.6841	2,850.6841	0.0840	0.0841	2,877.8557
<b>Total</b>	<b>1.4345</b>	<b>7.1769</b>	<b>12.4706</b>	<b>0.0499</b>	<b>4.0628</b>	<b>0.1414</b>	<b>4.2042</b>	<b>1.0944</b>	<b>0.1346</b>	<b>1.2290</b>		<b>5,146.7222</b>	<b>5,146.7222</b>	<b>0.1099</b>	<b>0.4258</b>	<b>5,276.3483</b>



Dockery Phase 1 - Riverside-South Coast County, Winter

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

**3.4 Building Construction - 2021**

**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	2.0228	18.7492	17.6706	0.0288		1.0251	1.0251		0.9625	0.9625	0.0000	2,736.0438	2,736.0438	0.6751		2,752.9212
<b>Total</b>	<b>2.0228</b>	<b>18.7492</b>	<b>17.6706</b>	<b>0.0288</b>		<b>1.0251</b>	<b>1.0251</b>		<b>0.9625</b>	<b>0.9625</b>	<b>0.0000</b>	<b>2,736.0438</b>	<b>2,736.0438</b>	<b>0.6751</b>		<b>2,752.9212</b>

**Mitigated Construction Off-Site**

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	lb/day										lb/day					
Hauling	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000		0.0000	0.0000	0.0000	0.0000	0.0000
Vendor	0.2556	6.2823	2.0087	0.0217	0.7430	0.1238	0.8668	0.2139	0.1184	0.3324		2,296.0380	2,296.0380	0.0259	0.3416	2,398.4927
Worker	1.1789	0.8946	10.4618	0.0282	3.3198	0.0176	3.3374	0.8804	0.0162	0.8967		2,850.6841	2,850.6841	0.0840	0.0841	2,877.8557
<b>Total</b>	<b>1.4345</b>	<b>7.1769</b>	<b>12.4706</b>	<b>0.0499</b>	<b>4.0628</b>	<b>0.1414</b>	<b>4.2042</b>	<b>1.0944</b>	<b>0.1346</b>	<b>1.2290</b>		<b>5,146.7222</b>	<b>5,146.7222</b>	<b>0.1099</b>	<b>0.4258</b>	<b>5,276.3483</b>

Dockery Phase 1 - Riverside-South Coast County, Winter

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

**3.4 Building Construction - 2022**

**Unmitigated Construction On-Site**

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	lb/day										lb/day					
Off-Road	1.8146	16.7670	17.4392	0.0288		0.8645	0.8645		0.8122	0.8122		2,737.1520	2,737.1520	0.6711		2,753.9288
<b>Total</b>	<b>1.8146</b>	<b>16.7670</b>	<b>17.4392</b>	<b>0.0288</b>		<b>0.8645</b>	<b>0.8645</b>		<b>0.8122</b>	<b>0.8122</b>		<b>2,737.1520</b>	<b>2,737.1520</b>	<b>0.6711</b>		<b>2,753.9288</b>

**Unmitigated Construction Off-Site**

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	lb/day										lb/day					
Hauling	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000		0.0000	0.0000	0.0000	0.0000	0.0000
Vendor	0.1807	5.1677	1.7711	0.0211	0.7430	0.0709	0.8139	0.2139	0.0678	0.2818		2,240.6069	2,240.6069	0.0233	0.3325	2,340.2848
Worker	1.0930	0.7870	9.5822	0.0273	3.3198	0.0165	3.3363	0.8804	0.0152	0.8956		2,762.5677	2,762.5677	0.0755	0.0773	2,787.4875
<b>Total</b>	<b>1.2737</b>	<b>5.9547</b>	<b>11.3533</b>	<b>0.0485</b>	<b>4.0628</b>	<b>0.0874</b>	<b>4.1502</b>	<b>1.0944</b>	<b>0.0830</b>	<b>1.1774</b>		<b>5,003.1746</b>	<b>5,003.1746</b>	<b>0.0988</b>	<b>0.4098</b>	<b>5,127.7723</b>

Dockery Phase 1 - Riverside-South Coast County, Winter

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

**3.4 Building Construction - 2022**

**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	1.8146	16.7670	17.4392	0.0288		0.8645	0.8645		0.8122	0.8122	0.0000	2,737.1520	2,737.1520	0.6711		2,753.9288
<b>Total</b>	<b>1.8146</b>	<b>16.7670</b>	<b>17.4392</b>	<b>0.0288</b>		<b>0.8645</b>	<b>0.8645</b>		<b>0.8122</b>	<b>0.8122</b>	<b>0.0000</b>	<b>2,737.1520</b>	<b>2,737.1520</b>	<b>0.6711</b>		<b>2,753.9288</b>

**Mitigated Construction Off-Site**

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	lb/day										lb/day					
Hauling	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000		0.0000	0.0000	0.0000	0.0000	0.0000
Vendor	0.1807	5.1677	1.7711	0.0211	0.7430	0.0709	0.8139	0.2139	0.0678	0.2818		2,240.6069	2,240.6069	0.0233	0.3325	2,340.2848
Worker	1.0930	0.7870	9.5822	0.0273	3.3198	0.0165	3.3363	0.8804	0.0152	0.8956		2,762.5677	2,762.5677	0.0755	0.0773	2,787.4875
<b>Total</b>	<b>1.2737</b>	<b>5.9547</b>	<b>11.3533</b>	<b>0.0485</b>	<b>4.0628</b>	<b>0.0874</b>	<b>4.1502</b>	<b>1.0944</b>	<b>0.0830</b>	<b>1.1774</b>		<b>5,003.1746</b>	<b>5,003.1746</b>	<b>0.0988</b>	<b>0.4098</b>	<b>5,127.7723</b>

Dockery Phase 1 - Riverside-South Coast County, Winter

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

**3.5 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	1.0093	10.3241	11.7484	0.0181		0.5523	0.5523		0.5081	0.5081		1,752.1500	1,752.1500	0.5667		1,766.3170
Paving	4.1055					0.0000	0.0000		0.0000	0.0000			0.0000			0.0000
<b>Total</b>	<b>5.1149</b>	<b>10.3241</b>	<b>11.7484</b>	<b>0.0181</b>		<b>0.5523</b>	<b>0.5523</b>		<b>0.5081</b>	<b>0.5081</b>		<b>1,752.1500</b>	<b>1,752.1500</b>	<b>0.5667</b>		<b>1,766.3170</b>

**Unmitigated Construction Off-Site**

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	lb/day										lb/day					
Hauling	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000		0.0000	0.0000	0.0000	0.0000	0.0000
Vendor	4.4100e-003	0.1083	0.0346	3.7000e-004	0.0128	2.1300e-003	0.0149	3.6900e-003	2.0400e-003	5.7300e-003		39.5869	39.5869	4.5000e-004	5.8900e-003	41.3533
Worker	0.0516	0.0392	0.4579	1.2300e-003	0.1453	7.7000e-004	0.1461	0.0385	7.1000e-004	0.0393		124.7774	124.7774	3.6800e-003	3.6800e-003	125.9668
<b>Total</b>	<b>0.0560</b>	<b>0.1475</b>	<b>0.4926</b>	<b>1.6000e-003</b>	<b>0.1581</b>	<b>2.9000e-003</b>	<b>0.1610</b>	<b>0.0422</b>	<b>2.7500e-003</b>	<b>0.0450</b>		<b>164.3643</b>	<b>164.3643</b>	<b>4.1300e-003</b>	<b>9.5700e-003</b>	<b>167.3201</b>

Dockery Phase 1 - Riverside-South Coast County, Winter

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

**3.5 Paving - 2021**

**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	1.0093	10.3241	11.7484	0.0181		0.5523	0.5523		0.5081	0.5081	0.0000	1,752.1500	1,752.1500	0.5667		1,766.3170
Paving	4.1055					0.0000	0.0000		0.0000	0.0000			0.0000			0.0000
<b>Total</b>	<b>5.1149</b>	<b>10.3241</b>	<b>11.7484</b>	<b>0.0181</b>		<b>0.5523</b>	<b>0.5523</b>		<b>0.5081</b>	<b>0.5081</b>	<b>0.0000</b>	<b>1,752.1500</b>	<b>1,752.1500</b>	<b>0.5667</b>		<b>1,766.3170</b>

**Mitigated Construction Off-Site**

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	lb/day										lb/day					
Hauling	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000		0.0000	0.0000	0.0000	0.0000	0.0000
Vendor	4.4100e-003	0.1083	0.0346	3.7000e-004	0.0128	2.1300e-003	0.0149	3.6900e-003	2.0400e-003	5.7300e-003		39.5869	39.5869	4.5000e-004	5.8900e-003	41.3533
Worker	0.0516	0.0392	0.4579	1.2300e-003	0.1453	7.7000e-004	0.1461	0.0385	7.1000e-004	0.0393		124.7774	124.7774	3.6800e-003	3.6800e-003	125.9668
<b>Total</b>	<b>0.0560</b>	<b>0.1475</b>	<b>0.4926</b>	<b>1.6000e-003</b>	<b>0.1581</b>	<b>2.9000e-003</b>	<b>0.1610</b>	<b>0.0422</b>	<b>2.7500e-003</b>	<b>0.0450</b>		<b>164.3643</b>	<b>164.3643</b>	<b>4.1300e-003</b>	<b>9.5700e-003</b>	<b>167.3201</b>

Dockery Phase 1 - Riverside-South Coast County, Winter

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

**3.6 Architectural Coating - 2022**

**Unmitigated Construction On-Site**

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	lb/day										lb/day					
Archit. Coating	22.4320					0.0000	0.0000		0.0000	0.0000			0.0000			0.0000
Off-Road	0.2727	1.8780	2.4181	3.9600e-003		0.1090	0.1090		0.1090	0.1090		375.2641	375.2641	0.0244		375.8749
<b>Total</b>	<b>22.7047</b>	<b>1.8780</b>	<b>2.4181</b>	<b>3.9600e-003</b>		<b>0.1090</b>	<b>0.1090</b>		<b>0.1090</b>	<b>0.1090</b>		<b>375.2641</b>	<b>375.2641</b>	<b>0.0244</b>		<b>375.8749</b>

**Unmitigated Construction Off-Site**

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	lb/day										lb/day					
Hauling	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000		0.0000	0.0000	0.0000	0.0000	0.0000
Vendor	0.0000	0.0000	0.0000	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	0.2171	0.1563	1.9035	5.4300e-003	0.6595	3.2800e-003	0.6628	0.1749	3.0200e-003	0.1779		548.7929	548.7929	0.0150	0.0154	553.7433
<b>Total</b>	<b>0.2171</b>	<b>0.1563</b>	<b>1.9035</b>	<b>5.4300e-003</b>	<b>0.6595</b>	<b>3.2800e-003</b>	<b>0.6628</b>	<b>0.1749</b>	<b>3.0200e-003</b>	<b>0.1779</b>		<b>548.7929</b>	<b>548.7929</b>	<b>0.0150</b>	<b>0.0154</b>	<b>553.7433</b>

Dockery Phase 1 - Riverside-South Coast County, Winter

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

**3.6 Architectural Coating - 2022**

**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	22.4320					0.0000	0.0000		0.0000	0.0000			0.0000			0.0000
Off-Road	0.2727	1.8780	2.4181	3.9600e-003		0.1090	0.1090		0.1090	0.1090	0.0000	375.2641	375.2641	0.0244		375.8749
<b>Total</b>	<b>22.7047</b>	<b>1.8780</b>	<b>2.4181</b>	<b>3.9600e-003</b>		<b>0.1090</b>	<b>0.1090</b>		<b>0.1090</b>	<b>0.1090</b>	<b>0.0000</b>	<b>375.2641</b>	<b>375.2641</b>	<b>0.0244</b>		<b>375.8749</b>

**Mitigated Construction Off-Site**

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	lb/day										lb/day					
Hauling	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000		0.0000	0.0000	0.0000	0.0000	0.0000
Vendor	0.0000	0.0000	0.0000	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	0.2171	0.1563	1.9035	5.4300e-003	0.6595	3.2800e-003	0.6628	0.1749	3.0200e-003	0.1779		548.7929	548.7929	0.0150	0.0154	553.7433
<b>Total</b>	<b>0.2171</b>	<b>0.1563</b>	<b>1.9035</b>	<b>5.4300e-003</b>	<b>0.6595</b>	<b>3.2800e-003</b>	<b>0.6628</b>	<b>0.1749</b>	<b>3.0200e-003</b>	<b>0.1779</b>		<b>548.7929</b>	<b>548.7929</b>	<b>0.0150</b>	<b>0.0154</b>	<b>553.7433</b>

Dockery Phase 1 - Riverside-South Coast County, Winter

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

**4.0 Operational Detail - Mobile**

**4.1 Mitigation Measures Mobile**

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	lb/day										lb/day					
Mitigated	23.7537	26.1949	148.8734	0.2432	23.1935	0.2649	23.4584	6.1893	0.2484	6.4377		24,792.04 91	24,792.04 91	2.5009	1.8352	25,401.44 91
Unmitigated	23.7537	26.1949	148.8734	0.2432	23.1935	0.2649	23.4584	6.1893	0.2484	6.4377		24,792.04 91	24,792.04 91	2.5009	1.8352	25,401.44 91

**4.2 Trip Summary Information**

Land Use	Average Daily Trip Rate			Unmitigated	Mitigated
	Weekday	Saturday	Sunday	Annual VMT	Annual VMT
Convenience Market with Gas Pumps	4,379.88	5,541.73	6127.50	2,862,323	2,862,323
Fast Food Restaurant with Drive Thru	4,351.58	5,692.95	4366.64	4,783,474	4,783,474
Other Asphalt Surfaces	0.00	0.00	0.00		
Parking Lot	0.00	0.00	0.00		
Regional Shopping Center	500.94	612.01	280.00	1,049,511	1,049,511
<b>Total</b>	<b>9,232.40</b>	<b>11,846.69</b>	<b>10,774.14</b>	<b>8,695,309</b>	<b>8,695,309</b>

**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
Convenience Market with Gas	16.60	8.40	6.90	0.80	80.20	19.00	14	21	65
Fast Food Restaurant with Drive	16.60	8.40	6.90	2.20	78.80	19.00	29	21	50



Dockery Phase 1 - Riverside-South Coast County, Winter

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

Land Use	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
Other Asphalt Surfaces	16.60	8.40	6.90	0.00	0.00	0.00	0	0	0
Parking Lot	16.60	8.40	6.90	0.00	0.00	0.00	0	0	0
Regional Shopping Center	16.60	8.40	6.90	16.30	64.70	19.00	54	35	11

**4.4 Fleet Mix**

Land Use	LDA	LDT1	LDT2	MDV	LHD1	LHD2	MHD	HHD	OBUS	UBUS	MCY	SBUS	MH
Convenience Market with Gas Pumps	0.531022	0.055789	0.171983	0.143721	0.027315	0.007422	0.011813	0.018850	0.000630	0.000321	0.024273	0.001102	0.005759
Fast Food Restaurant with Drive Thru	0.531022	0.055789	0.171983	0.143721	0.027315	0.007422	0.011813	0.018850	0.000630	0.000321	0.024273	0.001102	0.005759
Other Asphalt Surfaces	0.531022	0.055789	0.171983	0.143721	0.027315	0.007422	0.011813	0.018850	0.000630	0.000321	0.024273	0.001102	0.005759
Parking Lot	0.531022	0.055789	0.171983	0.143721	0.027315	0.007422	0.011813	0.018850	0.000630	0.000321	0.024273	0.001102	0.005759
Regional Shopping Center	0.531022	0.055789	0.171983	0.143721	0.027315	0.007422	0.011813	0.018850	0.000630	0.000321	0.024273	0.001102	0.005759

**5.0 Energy Detail**

Historical Energy Use: N

**5.1 Mitigation Measures Energy**

Dockery Phase 1 - Riverside-South Coast County, Winter

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

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	lb/day										lb/day					
NaturalGas Mitigated	0.0757	0.6878	0.5778	4.1300e-003		0.0523	0.0523		0.0523	0.0523		825.3804	825.3804	0.0158	0.0151	830.2852
NaturalGas Unmitigated	0.0757	0.6878	0.5778	4.1300e-003		0.0523	0.0523		0.0523	0.0523		825.3804	825.3804	0.0158	0.0151	830.2852

**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					
Convenience Market with Gas Pumps	32.5962	3.5000e-004	3.2000e-003	2.6800e-003	2.0000e-005		2.4000e-004	2.4000e-004		2.4000e-004	2.4000e-004		3.8348	3.8348	7.0000e-005	7.0000e-005	3.8576
Fast Food Restaurant with Drive Thru	6903.15	0.0745	0.6768	0.5685	4.0600e-003		0.0514	0.0514		0.0514	0.0514		812.1357	812.1357	0.0156	0.0149	816.9618
Other Asphalt Surfaces	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
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
Regional Shopping Center	79.9836	8.6000e-004	7.8400e-003	6.5900e-003	5.0000e-005		6.0000e-004	6.0000e-004		6.0000e-004	6.0000e-004		9.4098	9.4098	1.8000e-004	1.7000e-004	9.4658
<b>Total</b>		<b>0.0757</b>	<b>0.6878</b>	<b>0.5778</b>	<b>4.1300e-003</b>		<b>0.0523</b>	<b>0.0523</b>		<b>0.0523</b>	<b>0.0523</b>		<b>825.3804</b>	<b>825.3804</b>	<b>0.0158</b>	<b>0.0151</b>	<b>830.2852</b>

Dockery Phase 1 - Riverside-South Coast County, Winter

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

**5.2 Energy by Land Use - Natural Gas**

**Mitigated**

	Natural Gas 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					
Convenience Market with Gas Pumps	0.0325962	3.5000e-004	3.2000e-003	2.6800e-003	2.0000e-005		2.4000e-004	2.4000e-004		2.4000e-004	2.4000e-004		3.8348	3.8348	7.0000e-005	7.0000e-005	3.8576
Fast Food Restaurant with Drive Thru	6.90315	0.0745	0.6768	0.5685	4.0600e-003		0.0514	0.0514		0.0514	0.0514		812.1357	812.1357	0.0156	0.0149	816.9618
Other Asphalt Surfaces	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
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
Regional Shopping Center	0.0799836	8.6000e-004	7.8400e-003	6.5900e-003	5.0000e-005		6.0000e-004	6.0000e-004		6.0000e-004	6.0000e-004		9.4098	9.4098	1.8000e-004	1.7000e-004	9.4658
<b>Total</b>		<b>0.0757</b>	<b>0.6878</b>	<b>0.5778</b>	<b>4.1300e-003</b>		<b>0.0523</b>	<b>0.0523</b>		<b>0.0523</b>	<b>0.0523</b>		<b>825.3804</b>	<b>825.3804</b>	<b>0.0158</b>	<b>0.0151</b>	<b>830.2852</b>

**6.0 Area Detail**

**6.1 Mitigation Measures Area**

Dockery Phase 1 - Riverside-South Coast County, Winter

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

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	lb/day										lb/day					
Mitigated	0.9180	5.0000e-005	5.8500e-003	0.0000		2.0000e-005	2.0000e-005		2.0000e-005	2.0000e-005		0.0125	0.0125	3.0000e-005		0.0133
Unmitigated	0.9180	5.0000e-005	5.8500e-003	0.0000		2.0000e-005	2.0000e-005		2.0000e-005	2.0000e-005		0.0125	0.0125	3.0000e-005		0.0133

**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	0.1229					0.0000	0.0000		0.0000	0.0000			0.0000			0.0000
Consumer Products	0.7946					0.0000	0.0000		0.0000	0.0000			0.0000			0.0000
Landscaping	5.4000e-004	5.0000e-005	5.8500e-003	0.0000		2.0000e-005	2.0000e-005		2.0000e-005	2.0000e-005		0.0125	0.0125	3.0000e-005		0.0133
<b>Total</b>	<b>0.9180</b>	<b>5.0000e-005</b>	<b>5.8500e-003</b>	<b>0.0000</b>		<b>2.0000e-005</b>	<b>2.0000e-005</b>		<b>2.0000e-005</b>	<b>2.0000e-005</b>		<b>0.0125</b>	<b>0.0125</b>	<b>3.0000e-005</b>		<b>0.0133</b>

Dockery Phase 1 - Riverside-South Coast County, Winter

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

**6.2 Area by SubCategory**

Mitigated

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
SubCategory	lb/day										lb/day					
Architectural Coating	0.1229					0.0000	0.0000		0.0000	0.0000			0.0000			0.0000
Consumer Products	0.7946					0.0000	0.0000		0.0000	0.0000			0.0000			0.0000
Landscaping	5.4000e-004	5.0000e-005	5.8500e-003	0.0000		2.0000e-005	2.0000e-005		2.0000e-005	2.0000e-005		0.0125	0.0125	3.0000e-005		0.0133
<b>Total</b>	<b>0.9180</b>	<b>5.0000e-005</b>	<b>5.8500e-003</b>	<b>0.0000</b>		<b>2.0000e-005</b>	<b>2.0000e-005</b>		<b>2.0000e-005</b>	<b>2.0000e-005</b>		<b>0.0125</b>	<b>0.0125</b>	<b>3.0000e-005</b>		<b>0.0133</b>

**7.0 Water Detail**

**7.1 Mitigation Measures Water**

Dockery Phase 1 - Riverside-South Coast County, Winter

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

**8.0 Waste Detail**

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**8.1 Mitigation Measures Waste**

**9.0 Operational Offroad**

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

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**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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Dockery Phase 2 - Riverside-South Coast County, Summer

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

**Dockery Phase 2  
Riverside-South Coast County, Summer**

**1.0 Project Characteristics**

**1.1 Land Usage**

Land Uses	Size	Metric	Lot Acreage	Floor Surface Area	Population
Parking Lot	2.04	Acre	2.04	88,862.40	0
Apartment Low Rise	230.00	Dwelling Unit	6.11	230,000.00	658

**1.2 Other Project Characteristics**

<b>Urbanization</b>	Urban	<b>Wind Speed (m/s)</b>	2.4	<b>Precipitation Freq (Days)</b>	28
<b>Climate Zone</b>	10			<b>Operational Year</b>	2025
<b>Utility Company</b>	Southern California Edison				
<b>CO2 Intensity (lb/MWhr)</b>	390.98	<b>CH4 Intensity (lb/MWhr)</b>	0.033	<b>N2O Intensity (lb/MWhr)</b>	0.004

**1.3 User Entered Comments & Non-Default Data**

Project Characteristics -  
 Land Use - Per TPM, assumed 25% of site is parking area  
 Construction Phase - per applicant  
 Off-road Equipment - 8 hr/day  
 Off-road Equipment - 8 hr/day  
 Off-road Equipment - per applicant  
 Trips and VMT - 2 daily water truck trips added during grading and paving  
 Vehicle Trips -  
 Woodstoves - assume no fireplaces  
 Construction Off-road Equipment Mitigation - water site 3x daily per Rule 403

Dockery Phase 2 - Riverside-South Coast County, Summer

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

Table Name	Column Name	Default Value	New Value
tblConstructionPhase	NumDays	20.00	87.00
tblConstructionPhase	NumDays	230.00	219.00
tblConstructionPhase	NumDays	20.00	10.00
tblFireplaces	FireplaceDayYear	25.00	0.00
tblFireplaces	FireplaceHourDay	3.00	0.00
tblFireplaces	FireplaceWoodMass	1,019.20	0.00
tblFireplaces	NumberGas	195.50	0.00
tblFireplaces	NumberNoFireplace	23.00	230.00
tblFireplaces	NumberWood	11.50	0.00
tblLandUse	LotAcreage	14.38	6.11
tblOffRoadEquipment	OffRoadEquipmentUnitAmount	2.00	1.00
tblOffRoadEquipment	UsageHours	7.00	8.00
tblOffRoadEquipment	UsageHours	7.00	8.00
tblOffRoadEquipment	UsageHours	6.00	8.00
tblTripsAndVMT	VendorTripNumber	0.00	2.00
tblTripsAndVMT	VendorTripNumber	0.00	2.00
tblWoodstoves	NumberCatalytic	11.50	0.00
tblWoodstoves	NumberNoncatalytic	11.50	0.00
tblWoodstoves	WoodstoveDayYear	25.00	0.00
tblWoodstoves	WoodstoveWoodMass	999.60	0.00

**2.0 Emissions Summary**

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Dockery Phase 2 - Riverside-South Coast County, Summer

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

**2.2 Overall Operational**

**Unmitigated Operational**

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	lb/day										lb/day					
Area	5.5557	0.2184	18.9575	1.0000e-003		0.1052	0.1052		0.1052	0.1052	0.0000	34.1675	34.1675	0.0327	0.0000	34.9855
Energy	0.1028	0.8784	0.3738	5.6100e-003		0.0710	0.0710		0.0710	0.0710		1,121.3406	1,121.3406	0.0215	0.0206	1,128.0042
Mobile	5.5821	7.1514	54.4875	0.1282	13.5153	0.0972	13.6125	3.6054	0.0911	3.6964		13,063.0755	13,063.0755	0.6166	0.5936	13,255.3907
<b>Total</b>	<b>11.2406</b>	<b>8.2481</b>	<b>73.8188</b>	<b>0.1348</b>	<b>13.5153</b>	<b>0.2734</b>	<b>13.7887</b>	<b>3.6054</b>	<b>0.2673</b>	<b>3.8727</b>	<b>0.0000</b>	<b>14,218.5836</b>	<b>14,218.5836</b>	<b>0.6708</b>	<b>0.6142</b>	<b>14,418.3804</b>

**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	5.5557	0.2184	18.9575	1.0000e-003		0.1052	0.1052		0.1052	0.1052	0.0000	34.1675	34.1675	0.0327	0.0000	34.9855
Energy	0.1028	0.8784	0.3738	5.6100e-003		0.0710	0.0710		0.0710	0.0710		1,121.3406	1,121.3406	0.0215	0.0206	1,128.0042
Mobile	5.5821	7.1514	54.4875	0.1282	13.5153	0.0972	13.6125	3.6054	0.0911	3.6964		13,063.0755	13,063.0755	0.6166	0.5936	13,255.3907
<b>Total</b>	<b>11.2406</b>	<b>8.2481</b>	<b>73.8188</b>	<b>0.1348</b>	<b>13.5153</b>	<b>0.2734</b>	<b>13.7887</b>	<b>3.6054</b>	<b>0.2673</b>	<b>3.8727</b>	<b>0.0000</b>	<b>14,218.5836</b>	<b>14,218.5836</b>	<b>0.6708</b>	<b>0.6142</b>	<b>14,418.3804</b>

Dockery Phase 2 - Riverside-South Coast County, Summer

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

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

**3.0 Construction Detail**

**Construction Phase**

Phase Number	Phase Name	Phase Type	Start Date	End Date	Num Days Week	Num Days	Phase Description
1	Grading	Grading	2/1/2024	2/28/2024	5	20	
2	Building Construction	Building Construction	2/29/2024	12/31/2024	5	219	
3	Paving	Paving	2/29/2024	3/13/2024	5	10	
4	Architectural Coating	Architectural Coating	9/1/2024	12/31/2024	5	87	

**Acres of Grading (Site Preparation Phase): 0**

**Acres of Grading (Grading Phase): 20**

**Acres of Paving: 2.04**

**Residential Indoor: 465,750; Residential Outdoor: 155,250; Non-Residential Indoor: 0; Non-Residential Outdoor: 0; Striped Parking Area: 5,332 (Architectural Coating – sqft)**

**OffRoad Equipment**

Phase Name	Offroad Equipment Type	Amount	Usage Hours	Horse Power	Load Factor
Grading	Excavators	1	8.00	158	0.38
Grading	Graders	1	8.00	187	0.41
Grading	Rubber Tired Dozers	1	8.00	247	0.40
Grading	Tractors/Loaders/Backhoes	3	8.00	97	0.37
Building Construction	Cranes	1	8.00	231	0.29
Building Construction	Forklifts	3	8.00	89	0.20
Building Construction	Generator Sets	1	8.00	84	0.74

Dockery Phase 2 - Riverside-South Coast County, Summer

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

Building Construction	Tractors/Loaders/Backhoes	3	8.00	97	0.37
Building Construction	Welders	1	8.00	46	0.45
Paving	Pavers	1	8.00	130	0.42
Paving	Paving Equipment	2	8.00	132	0.36
Paving	Rollers	2	8.00	80	0.38
Architectural Coating	Air Compressors	1	8.00	78	0.48

**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
Grading	6	15.00	2.00	0.00	14.70	6.90	20.00	LD_Mix	HDT_Mix	HHDT
Building Construction	9	203.00	39.00	0.00	14.70	6.90	20.00	LD_Mix	HDT_Mix	HHDT
Paving	5	13.00	2.00	0.00	14.70	6.90	20.00	LD_Mix	HDT_Mix	HHDT
Architectural Coating	1	41.00	0.00	0.00	14.70	6.90	20.00	LD_Mix	HDT_Mix	HHDT

**3.1 Mitigation Measures Construction**

Water Exposed Area

Dockery Phase 2 - Riverside-South Coast County, Summer

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

**3.2 Grading - 2024**

**Unmitigated Construction On-Site**

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	lb/day										lb/day					
Fugitive Dust					7.0826	0.0000	7.0826	3.4247	0.0000	3.4247			0.0000			0.0000
Off-Road	1.6617	17.0310	14.7594	0.0297		0.7244	0.7244		0.6665	0.6665		2,873.054 1	2,873.054 1	0.9292		2,896.284 2
<b>Total</b>	<b>1.6617</b>	<b>17.0310</b>	<b>14.7594</b>	<b>0.0297</b>	<b>7.0826</b>	<b>0.7244</b>	<b>7.8070</b>	<b>3.4247</b>	<b>0.6665</b>	<b>4.0912</b>		<b>2,873.054 1</b>	<b>2,873.054 1</b>	<b>0.9292</b>		<b>2,896.284 2</b>

**Unmitigated Construction Off-Site**

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	lb/day										lb/day					
Hauling	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000		0.0000	0.0000	0.0000	0.0000	0.0000
Vendor	2.2200e-003	0.0654	0.0266	3.4000e-004	0.0128	5.7000e-004	0.0134	3.6900e-003	5.4000e-004	4.2300e-003		36.4831	36.4831	3.9000e-004	5.3800e-003	38.0970
Worker	0.0510	0.0301	0.5130	1.4300e-003	0.1677	7.5000e-004	0.1684	0.0445	6.9000e-004	0.0452		144.3160	144.3160	3.1200e-003	3.2700e-003	145.3683
<b>Total</b>	<b>0.0533</b>	<b>0.0955</b>	<b>0.5396</b>	<b>1.7700e-003</b>	<b>0.1805</b>	<b>1.3200e-003</b>	<b>0.1818</b>	<b>0.0482</b>	<b>1.2300e-003</b>	<b>0.0494</b>		<b>180.7991</b>	<b>180.7991</b>	<b>3.5100e-003</b>	<b>8.6500e-003</b>	<b>183.4653</b>

Dockery Phase 2 - Riverside-South Coast County, Summer

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

**3.2 Grading - 2024**

**Mitigated Construction On-Site**

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	lb/day										lb/day					
Fugitive Dust					2.7622	0.0000	2.7622	1.3357	0.0000	1.3357			0.0000			0.0000
Off-Road	1.6617	17.0310	14.7594	0.0297		0.7244	0.7244		0.6665	0.6665	0.0000	2,873.054 1	2,873.054 1	0.9292		2,896.284 2
<b>Total</b>	<b>1.6617</b>	<b>17.0310</b>	<b>14.7594</b>	<b>0.0297</b>	<b>2.7622</b>	<b>0.7244</b>	<b>3.4866</b>	<b>1.3357</b>	<b>0.6665</b>	<b>2.0021</b>	<b>0.0000</b>	<b>2,873.054 1</b>	<b>2,873.054 1</b>	<b>0.9292</b>		<b>2,896.284 2</b>

**Mitigated Construction Off-Site**

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	lb/day										lb/day					
Hauling	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000		0.0000	0.0000	0.0000	0.0000	0.0000
Vendor	2.2200e-003	0.0654	0.0266	3.4000e-004	0.0128	5.7000e-004	0.0134	3.6900e-003	5.4000e-004	4.2300e-003		36.4831	36.4831	3.9000e-004	5.3800e-003	38.0970
Worker	0.0510	0.0301	0.5130	1.4300e-003	0.1677	7.5000e-004	0.1684	0.0445	6.9000e-004	0.0452		144.3160	144.3160	3.1200e-003	3.2700e-003	145.3683
<b>Total</b>	<b>0.0533</b>	<b>0.0955</b>	<b>0.5396</b>	<b>1.7700e-003</b>	<b>0.1805</b>	<b>1.3200e-003</b>	<b>0.1818</b>	<b>0.0482</b>	<b>1.2300e-003</b>	<b>0.0494</b>		<b>180.7991</b>	<b>180.7991</b>	<b>3.5100e-003</b>	<b>8.6500e-003</b>	<b>183.4653</b>

Dockery Phase 2 - Riverside-South Coast County, Summer

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

**3.3 Building Construction - 2024**

**Unmitigated Construction On-Site**

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	lb/day										lb/day					
Off-Road	1.5670	14.4249	17.2270	0.0288		0.6565	0.6565		0.6166	0.6166		2,738.7124	2,738.7124	0.6635		2,755.3009
<b>Total</b>	<b>1.5670</b>	<b>14.4249</b>	<b>17.2270</b>	<b>0.0288</b>		<b>0.6565</b>	<b>0.6565</b>		<b>0.6166</b>	<b>0.6166</b>		<b>2,738.7124</b>	<b>2,738.7124</b>	<b>0.6635</b>		<b>2,755.3009</b>

**Unmitigated Construction Off-Site**

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	lb/day										lb/day					
Hauling	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000		0.0000	0.0000	0.0000	0.0000	0.0000
Vendor	0.0433	1.2743	0.5186	6.7100e-003	0.2498	0.0110	0.2608	0.0719	0.0105	0.0825		711.4208	711.4208	7.6300e-003	0.1050	742.8920
Worker	0.6908	0.4079	6.9428	0.0193	2.2691	0.0101	2.2792	0.6018	9.3200e-003	0.6111		1,953.0768	1,953.0768	0.0422	0.0443	1,967.3179
<b>Total</b>	<b>0.7340</b>	<b>1.6822</b>	<b>7.4614</b>	<b>0.0260</b>	<b>2.5189</b>	<b>0.0211</b>	<b>2.5400</b>	<b>0.6737</b>	<b>0.0199</b>	<b>0.6936</b>		<b>2,664.4975</b>	<b>2,664.4975</b>	<b>0.0499</b>	<b>0.1492</b>	<b>2,710.2099</b>

Dockery Phase 2 - Riverside-South Coast County, Summer

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

**3.3 Building Construction - 2024**

**Mitigated Construction On-Site**

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	lb/day										lb/day					
Off-Road	1.5670	14.4249	17.2270	0.0288		0.6565	0.6565		0.6166	0.6166	0.0000	2,738.7123	2,738.7123	0.6635		2,755.3009
<b>Total</b>	<b>1.5670</b>	<b>14.4249</b>	<b>17.2270</b>	<b>0.0288</b>		<b>0.6565</b>	<b>0.6565</b>		<b>0.6166</b>	<b>0.6166</b>	<b>0.0000</b>	<b>2,738.7123</b>	<b>2,738.7123</b>	<b>0.6635</b>		<b>2,755.3009</b>

**Mitigated Construction Off-Site**

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	lb/day										lb/day					
Hauling	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000		0.0000	0.0000	0.0000	0.0000	0.0000
Vendor	0.0433	1.2743	0.5186	6.7100e-003	0.2498	0.0110	0.2608	0.0719	0.0105	0.0825		711.4208	711.4208	7.6300e-003	0.1050	742.8920
Worker	0.6908	0.4079	6.9428	0.0193	2.2691	0.0101	2.2792	0.6018	9.3200e-003	0.6111		1,953.0768	1,953.0768	0.0422	0.0443	1,967.3179
<b>Total</b>	<b>0.7340</b>	<b>1.6822</b>	<b>7.4614</b>	<b>0.0260</b>	<b>2.5189</b>	<b>0.0211</b>	<b>2.5400</b>	<b>0.6737</b>	<b>0.0199</b>	<b>0.6936</b>		<b>2,664.4975</b>	<b>2,664.4975</b>	<b>0.0499</b>	<b>0.1492</b>	<b>2,710.2099</b>



Dockery Phase 2 - Riverside-South Coast County, Summer

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

**3.4 Paving - 2024**

**Unmitigated Construction On-Site**

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	lb/day										lb/day					
Off-Road	0.8045	7.7827	11.7328	0.0181		0.3872	0.3872		0.3562	0.3562		1,752.3850	1,752.3850	0.5668		1,766.5539
Paving	0.5345					0.0000	0.0000		0.0000	0.0000			0.0000			0.0000
<b>Total</b>	<b>1.3390</b>	<b>7.7827</b>	<b>11.7328</b>	<b>0.0181</b>		<b>0.3872</b>	<b>0.3872</b>		<b>0.3562</b>	<b>0.3562</b>		<b>1,752.3850</b>	<b>1,752.3850</b>	<b>0.5668</b>		<b>1,766.5539</b>

**Unmitigated Construction Off-Site**

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	lb/day										lb/day					
Hauling	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000		0.0000	0.0000	0.0000	0.0000	0.0000
Vendor	2.2200e-003	0.0654	0.0266	3.4000e-004	0.0128	5.7000e-004	0.0134	3.6900e-003	5.4000e-004	4.2300e-003		36.4831	36.4831	3.9000e-004	5.3800e-003	38.0970
Worker	0.0442	0.0261	0.4446	1.2400e-003	0.1453	6.5000e-004	0.1460	0.0385	6.0000e-004	0.0391		125.0739	125.0739	2.7000e-003	2.8300e-003	125.9859
<b>Total</b>	<b>0.0465</b>	<b>0.0915</b>	<b>0.4712</b>	<b>1.5800e-003</b>	<b>0.1581</b>	<b>1.2200e-003</b>	<b>0.1593</b>	<b>0.0422</b>	<b>1.1400e-003</b>	<b>0.0434</b>		<b>161.5570</b>	<b>161.5570</b>	<b>3.0900e-003</b>	<b>8.2100e-003</b>	<b>164.0829</b>

Dockery Phase 2 - Riverside-South Coast County, Summer

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

**3.4 Paving - 2024**

**Mitigated Construction On-Site**

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	lb/day										lb/day					
Off-Road	0.8045	7.7827	11.7328	0.0181		0.3872	0.3872		0.3562	0.3562	0.0000	1,752.3850	1,752.3850	0.5668		1,766.5539
Paving	0.5345					0.0000	0.0000		0.0000	0.0000			0.0000			0.0000
<b>Total</b>	<b>1.3390</b>	<b>7.7827</b>	<b>11.7328</b>	<b>0.0181</b>		<b>0.3872</b>	<b>0.3872</b>		<b>0.3562</b>	<b>0.3562</b>	<b>0.0000</b>	<b>1,752.3850</b>	<b>1,752.3850</b>	<b>0.5668</b>		<b>1,766.5539</b>

**Mitigated Construction Off-Site**

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	lb/day										lb/day					
Hauling	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000		0.0000	0.0000	0.0000	0.0000	0.0000
Vendor	2.2200e-003	0.0654	0.0266	3.4000e-004	0.0128	5.7000e-004	0.0134	3.6900e-003	5.4000e-004	4.2300e-003		36.4831	36.4831	3.9000e-004	5.3800e-003	38.0970
Worker	0.0442	0.0261	0.4446	1.2400e-003	0.1453	6.5000e-004	0.1460	0.0385	6.0000e-004	0.0391		125.0739	125.0739	2.7000e-003	2.8300e-003	125.9859
<b>Total</b>	<b>0.0465</b>	<b>0.0915</b>	<b>0.4712</b>	<b>1.5800e-003</b>	<b>0.1581</b>	<b>1.2200e-003</b>	<b>0.1593</b>	<b>0.0422</b>	<b>1.1400e-003</b>	<b>0.0434</b>		<b>161.5570</b>	<b>161.5570</b>	<b>3.0900e-003</b>	<b>8.2100e-003</b>	<b>164.0829</b>

Dockery Phase 2 - Riverside-South Coast County, Summer

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

**3.5 Architectural Coating - 2024**

**Unmitigated Construction On-Site**

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	lb/day										lb/day					
Archit. Coating	16.8262					0.0000	0.0000		0.0000	0.0000			0.0000			0.0000
Off-Road	0.2410	1.6251	2.4135	3.9600e-003		0.0812	0.0812		0.0812	0.0812		375.2641	375.2641	0.0211		375.7923
<b>Total</b>	<b>17.0672</b>	<b>1.6251</b>	<b>2.4135</b>	<b>3.9600e-003</b>		<b>0.0812</b>	<b>0.0812</b>		<b>0.0812</b>	<b>0.0812</b>		<b>375.2641</b>	<b>375.2641</b>	<b>0.0211</b>		<b>375.7923</b>

**Unmitigated Construction Off-Site**

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	lb/day										lb/day					
Hauling	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000		0.0000	0.0000	0.0000	0.0000	0.0000
Vendor	0.0000	0.0000	0.0000	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	0.1395	0.0824	1.4022	3.9000e-003	0.4583	2.0400e-003	0.4603	0.1215	1.8800e-003	0.1234		394.4638	394.4638	8.5300e-003	8.9400e-003	397.3401
<b>Total</b>	<b>0.1395</b>	<b>0.0824</b>	<b>1.4022</b>	<b>3.9000e-003</b>	<b>0.4583</b>	<b>2.0400e-003</b>	<b>0.4603</b>	<b>0.1215</b>	<b>1.8800e-003</b>	<b>0.1234</b>		<b>394.4638</b>	<b>394.4638</b>	<b>8.5300e-003</b>	<b>8.9400e-003</b>	<b>397.3401</b>

Dockery Phase 2 - Riverside-South Coast County, Summer

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

**3.5 Architectural Coating - 2024**

**Mitigated Construction On-Site**

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	lb/day										lb/day					
Archit. Coating	16.8262					0.0000	0.0000		0.0000	0.0000			0.0000			0.0000
Off-Road	0.2410	1.6251	2.4135	3.9600e-003		0.0812	0.0812		0.0812	0.0812	0.0000	375.2641	375.2641	0.0211		375.7923
<b>Total</b>	<b>17.0672</b>	<b>1.6251</b>	<b>2.4135</b>	<b>3.9600e-003</b>		<b>0.0812</b>	<b>0.0812</b>		<b>0.0812</b>	<b>0.0812</b>	<b>0.0000</b>	<b>375.2641</b>	<b>375.2641</b>	<b>0.0211</b>		<b>375.7923</b>

**Mitigated Construction Off-Site**

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	lb/day										lb/day					
Hauling	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000		0.0000	0.0000	0.0000	0.0000	0.0000
Vendor	0.0000	0.0000	0.0000	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	0.1395	0.0824	1.4022	3.9000e-003	0.4583	2.0400e-003	0.4603	0.1215	1.8800e-003	0.1234		394.4638	394.4638	8.5300e-003	8.9400e-003	397.3401
<b>Total</b>	<b>0.1395</b>	<b>0.0824</b>	<b>1.4022</b>	<b>3.9000e-003</b>	<b>0.4583</b>	<b>2.0400e-003</b>	<b>0.4603</b>	<b>0.1215</b>	<b>1.8800e-003</b>	<b>0.1234</b>		<b>394.4638</b>	<b>394.4638</b>	<b>8.5300e-003</b>	<b>8.9400e-003</b>	<b>397.3401</b>

Dockery Phase 2 - Riverside-South Coast County, Summer

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

**4.0 Operational Detail - Mobile**

**4.1 Mitigation Measures Mobile**

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	lb/day										lb/day					
Mitigated	5.5821	7.1514	54.4875	0.1282	13.5153	0.0972	13.6125	3.6054	0.0911	3.6964		13,063.07 55	13,063.07 55	0.6166	0.5936	13,255.39 07
Unmitigated	5.5821	7.1514	54.4875	0.1282	13.5153	0.0972	13.6125	3.6054	0.0911	3.6964		13,063.07 55	13,063.07 55	0.6166	0.5936	13,255.39 07

**4.2 Trip Summary Information**

Land Use	Average Daily Trip Rate			Unmitigated	Mitigated
	Weekday	Saturday	Sunday	Annual VMT	Annual VMT
Apartments Low Rise	1,683.60	1,872.20	1444.40	5,728,416	5,728,416
Parking Lot	0.00	0.00	0.00		
<b>Total</b>	<b>1,683.60</b>	<b>1,872.20</b>	<b>1,444.40</b>	<b>5,728,416</b>	<b>5,728,416</b>

**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 Low Rise	14.70	5.90	8.70	40.20	19.20	40.60	86	11	3
Parking Lot	16.60	8.40	6.90	0.00	0.00	0.00	0	0	0

**4.4 Fleet Mix**

Dockery Phase 2 - Riverside-South Coast County, Summer

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

Land Use	LDA	LDT1	LDT2	MDV	LHD1	LHD2	MHD	HHD	OBUS	UBUS	MCY	SBUS	MH
Apartments Low Rise	0.540541	0.056458	0.173793	0.136090	0.025268	0.007074	0.011525	0.018705	0.000610	0.000304	0.023606	0.001094	0.004932
Parking Lot	0.540541	0.056458	0.173793	0.136090	0.025268	0.007074	0.011525	0.018705	0.000610	0.000304	0.023606	0.001094	0.004932

**5.0 Energy Detail**

Historical Energy Use: N

**5.1 Mitigation Measures Energy**

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	lb/day										lb/day					
NaturalGas Mitigated	0.1028	0.8784	0.3738	5.6100e-003		0.0710	0.0710		0.0710	0.0710		1,121.3406	1,121.3406	0.0215	0.0206	1,128.0042
NaturalGas Unmitigated	0.1028	0.8784	0.3738	5.6100e-003		0.0710	0.0710		0.0710	0.0710		1,121.3406	1,121.3406	0.0215	0.0206	1,128.0042

Dockery Phase 2 - Riverside-South Coast County, Summer

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

**5.2 Energy by Land Use - NaturalGas**

**Unmitigated**

	NaturalGas Use	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Land Use	kBTU/yr	lb/day										lb/day					
Apartments Low Rise	9531.4	0.1028	0.8784	0.3738	5.6100e-003		0.0710	0.0710		0.0710	0.0710		1,121.3406	1,121.3406	0.0215	0.0206	1,128.0042
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
<b>Total</b>		<b>0.1028</b>	<b>0.8784</b>	<b>0.3738</b>	<b>5.6100e-003</b>		<b>0.0710</b>	<b>0.0710</b>		<b>0.0710</b>	<b>0.0710</b>		<b>1,121.3406</b>	<b>1,121.3406</b>	<b>0.0215</b>	<b>0.0206</b>	<b>1,128.0042</b>

**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 Low Rise	9.5314	0.1028	0.8784	0.3738	5.6100e-003		0.0710	0.0710		0.0710	0.0710		1,121.3406	1,121.3406	0.0215	0.0206	1,128.0042
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
<b>Total</b>		<b>0.1028</b>	<b>0.8784</b>	<b>0.3738</b>	<b>5.6100e-003</b>		<b>0.0710</b>	<b>0.0710</b>		<b>0.0710</b>	<b>0.0710</b>		<b>1,121.3406</b>	<b>1,121.3406</b>	<b>0.0215</b>	<b>0.0206</b>	<b>1,128.0042</b>

**6.0 Area Detail**

Dockery Phase 2 - Riverside-South Coast County, Summer

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

**6.1 Mitigation Measures Area**

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	lb/day										lb/day					
Mitigated	5.5557	0.2184	18.9575	1.0000e-003		0.1052	0.1052		0.1052	0.1052	0.0000	34.1675	34.1675	0.0327	0.0000	34.9855
Unmitigated	5.5557	0.2184	18.9575	1.0000e-003		0.1052	0.1052		0.1052	0.1052	0.0000	34.1675	34.1675	0.0327	0.0000	34.9855



Dockery Phase 2 - Riverside-South Coast County, Summer

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

**6.2 Area by SubCategory**

**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	0.4011					0.0000	0.0000		0.0000	0.0000			0.0000			0.0000
Consumer Products	4.5855					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	0.5692	0.2184	18.9575	1.0000e-003		0.1052	0.1052		0.1052	0.1052		34.1675	34.1675	0.0327		34.9855
<b>Total</b>	<b>5.5557</b>	<b>0.2184</b>	<b>18.9575</b>	<b>1.0000e-003</b>		<b>0.1052</b>	<b>0.1052</b>		<b>0.1052</b>	<b>0.1052</b>	<b>0.0000</b>	<b>34.1675</b>	<b>34.1675</b>	<b>0.0327</b>	<b>0.0000</b>	<b>34.9855</b>

Dockery Phase 2 - Riverside-South Coast County, Summer

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

**6.2 Area by SubCategory**

Mitigated

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
SubCategory	lb/day										lb/day					
Architectural Coating	0.4011					0.0000	0.0000		0.0000	0.0000			0.0000			0.0000
Consumer Products	4.5855					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	0.5692	0.2184	18.9575	1.0000e-003		0.1052	0.1052		0.1052	0.1052		34.1675	34.1675	0.0327		34.9855
<b>Total</b>	<b>5.5557</b>	<b>0.2184</b>	<b>18.9575</b>	<b>1.0000e-003</b>		<b>0.1052</b>	<b>0.1052</b>		<b>0.1052</b>	<b>0.1052</b>	<b>0.0000</b>	<b>34.1675</b>	<b>34.1675</b>	<b>0.0327</b>	<b>0.0000</b>	<b>34.9855</b>

**7.0 Water Detail**

**7.1 Mitigation Measures Water**

Dockery Phase 2 - Riverside-South Coast County, Summer

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

**8.0 Waste Detail**

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**8.1 Mitigation Measures Waste**

**9.0 Operational Offroad**

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

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**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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Dockery Phase 2 - Riverside-South Coast County, Winter

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

**Dockery Phase 2  
Riverside-South Coast County, Winter**

**1.0 Project Characteristics**

**1.1 Land Usage**

Land Uses	Size	Metric	Lot Acreage	Floor Surface Area	Population
Parking Lot	2.04	Acre	2.04	88,862.40	0
Apartment Low Rise	230.00	Dwelling Unit	6.11	230,000.00	658

**1.2 Other Project Characteristics**

<b>Urbanization</b>	Urban	<b>Wind Speed (m/s)</b>	2.4	<b>Precipitation Freq (Days)</b>	28
<b>Climate Zone</b>	10			<b>Operational Year</b>	2025
<b>Utility Company</b>	Southern California Edison				
<b>CO2 Intensity (lb/MWhr)</b>	390.98	<b>CH4 Intensity (lb/MWhr)</b>	0.033	<b>N2O Intensity (lb/MWhr)</b>	0.004

**1.3 User Entered Comments & Non-Default Data**

Project Characteristics -  
 Land Use - Per TPM, assumed 25% of site is parking area  
 Construction Phase - per applicant  
 Off-road Equipment - 8 hr/day  
 Off-road Equipment - 8 hr/day  
 Off-road Equipment - per applicant  
 Trips and VMT - 2 daily water truck trips added during grading and paving  
 Vehicle Trips -  
 Woodstoves - assume no fireplaces  
 Construction Off-road Equipment Mitigation - water site 3x daily per Rule 403

Dockery Phase 2 - Riverside-South Coast County, Winter

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

Table Name	Column Name	Default Value	New Value
tblConstructionPhase	NumDays	20.00	87.00
tblConstructionPhase	NumDays	230.00	219.00
tblConstructionPhase	NumDays	20.00	10.00
tblFireplaces	FireplaceDayYear	25.00	0.00
tblFireplaces	FireplaceHourDay	3.00	0.00
tblFireplaces	FireplaceWoodMass	1,019.20	0.00
tblFireplaces	NumberGas	195.50	0.00
tblFireplaces	NumberNoFireplace	23.00	230.00
tblFireplaces	NumberWood	11.50	0.00
tblLandUse	LotAcreage	14.38	6.11
tblOffRoadEquipment	OffRoadEquipmentUnitAmount	2.00	1.00
tblOffRoadEquipment	UsageHours	7.00	8.00
tblOffRoadEquipment	UsageHours	7.00	8.00
tblOffRoadEquipment	UsageHours	6.00	8.00
tblTripsAndVMT	VendorTripNumber	0.00	2.00
tblTripsAndVMT	VendorTripNumber	0.00	2.00
tblWoodstoves	NumberCatalytic	11.50	0.00
tblWoodstoves	NumberNoncatalytic	11.50	0.00
tblWoodstoves	WoodstoveDayYear	25.00	0.00
tblWoodstoves	WoodstoveWoodMass	999.60	0.00

**2.0 Emissions Summary**

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Dockery Phase 2 - Riverside-South Coast County, Winter

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

**2.2 Overall Operational**

**Unmitigated Operational**

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	lb/day										lb/day					
Area	5.5557	0.2184	18.9575	1.0000e-003		0.1052	0.1052		0.1052	0.1052	0.0000	34.1675	34.1675	0.0327	0.0000	34.9855
Energy	0.1028	0.8784	0.3738	5.6100e-003		0.0710	0.0710		0.0710	0.0710		1,121.3406	1,121.3406	0.0215	0.0206	1,128.0042
Mobile	4.7531	7.5913	48.2303	0.1191	13.5153	0.0972	13.6125	3.6054	0.0911	3.6965		12,136.2114	12,136.2114	0.6301	0.6060	12,332.5519
<b>Total</b>	<b>10.4117</b>	<b>8.6880</b>	<b>67.5616</b>	<b>0.1257</b>	<b>13.5153</b>	<b>0.2735</b>	<b>13.7887</b>	<b>3.6054</b>	<b>0.2673</b>	<b>3.8727</b>	<b>0.0000</b>	<b>13,291.7195</b>	<b>13,291.7195</b>	<b>0.6843</b>	<b>0.6266</b>	<b>13,495.5416</b>

**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	5.5557	0.2184	18.9575	1.0000e-003		0.1052	0.1052		0.1052	0.1052	0.0000	34.1675	34.1675	0.0327	0.0000	34.9855
Energy	0.1028	0.8784	0.3738	5.6100e-003		0.0710	0.0710		0.0710	0.0710		1,121.3406	1,121.3406	0.0215	0.0206	1,128.0042
Mobile	4.7531	7.5913	48.2303	0.1191	13.5153	0.0972	13.6125	3.6054	0.0911	3.6965		12,136.2114	12,136.2114	0.6301	0.6060	12,332.5519
<b>Total</b>	<b>10.4117</b>	<b>8.6880</b>	<b>67.5616</b>	<b>0.1257</b>	<b>13.5153</b>	<b>0.2735</b>	<b>13.7887</b>	<b>3.6054</b>	<b>0.2673</b>	<b>3.8727</b>	<b>0.0000</b>	<b>13,291.7195</b>	<b>13,291.7195</b>	<b>0.6843</b>	<b>0.6266</b>	<b>13,495.5416</b>

Dockery Phase 2 - Riverside-South Coast County, Winter

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

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

**3.0 Construction Detail**

**Construction Phase**

Phase Number	Phase Name	Phase Type	Start Date	End Date	Num Days Week	Num Days	Phase Description
1	Grading	Grading	2/1/2024	2/28/2024	5	20	
2	Building Construction	Building Construction	2/29/2024	12/31/2024	5	219	
3	Paving	Paving	2/29/2024	3/13/2024	5	10	
4	Architectural Coating	Architectural Coating	9/1/2024	12/31/2024	5	87	

**Acres of Grading (Site Preparation Phase): 0**

**Acres of Grading (Grading Phase): 20**

**Acres of Paving: 2.04**

**Residential Indoor: 465,750; Residential Outdoor: 155,250; Non-Residential Indoor: 0; Non-Residential Outdoor: 0; Striped Parking Area: 5,332 (Architectural Coating – sqft)**

**OffRoad Equipment**

Phase Name	Offroad Equipment Type	Amount	Usage Hours	Horse Power	Load Factor
Grading	Excavators	1	8.00	158	0.38
Grading	Graders	1	8.00	187	0.41
Grading	Rubber Tired Dozers	1	8.00	247	0.40
Grading	Tractors/Loaders/Backhoes	3	8.00	97	0.37
Building Construction	Cranes	1	8.00	231	0.29
Building Construction	Forklifts	3	8.00	89	0.20
Building Construction	Generator Sets	1	8.00	84	0.74



Dockery Phase 2 - Riverside-South Coast County, Winter

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

Building Construction	Tractors/Loaders/Backhoes	3	8.00	97	0.37
Building Construction	Welders	1	8.00	46	0.45
Paving	Pavers	1	8.00	130	0.42
Paving	Paving Equipment	2	8.00	132	0.36
Paving	Rollers	2	8.00	80	0.38
Architectural Coating	Air Compressors	1	8.00	78	0.48

**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
Grading	6	15.00	2.00	0.00	14.70	6.90	20.00	LD_Mix	HDT_Mix	HHDT
Building Construction	9	203.00	39.00	0.00	14.70	6.90	20.00	LD_Mix	HDT_Mix	HHDT
Paving	5	13.00	2.00	0.00	14.70	6.90	20.00	LD_Mix	HDT_Mix	HHDT
Architectural Coating	1	41.00	0.00	0.00	14.70	6.90	20.00	LD_Mix	HDT_Mix	HHDT

**3.1 Mitigation Measures Construction**

Water Exposed Area

Dockery Phase 2 - Riverside-South Coast County, Winter

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

**3.2 Grading - 2024**

**Unmitigated Construction On-Site**

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	lb/day										lb/day					
Fugitive Dust					7.0826	0.0000	7.0826	3.4247	0.0000	3.4247			0.0000			0.0000
Off-Road	1.6617	17.0310	14.7594	0.0297		0.7244	0.7244		0.6665	0.6665		2,873.054 1	2,873.054 1	0.9292		2,896.284 2
<b>Total</b>	<b>1.6617</b>	<b>17.0310</b>	<b>14.7594</b>	<b>0.0297</b>	<b>7.0826</b>	<b>0.7244</b>	<b>7.8070</b>	<b>3.4247</b>	<b>0.6665</b>	<b>4.0912</b>		<b>2,873.054 1</b>	<b>2,873.054 1</b>	<b>0.9292</b>		<b>2,896.284 2</b>

**Unmitigated Construction Off-Site**

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	lb/day										lb/day					
Hauling	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000		0.0000	0.0000	0.0000	0.0000	0.0000
Vendor	2.0500e-003	0.0693	0.0275	3.4000e-004	0.0128	5.7000e-004	0.0134	3.6900e-003	5.4000e-004	4.2300e-003		36.5743	36.5743	3.8000e-004	5.4000e-003	38.1933
Worker	0.0480	0.0313	0.4168	1.2900e-003	0.1677	7.5000e-004	0.1684	0.0445	6.9000e-004	0.0452		130.7890	130.7890	3.1200e-003	3.3500e-003	131.8638
<b>Total</b>	<b>0.0500</b>	<b>0.1006</b>	<b>0.4443</b>	<b>1.6300e-003</b>	<b>0.1805</b>	<b>1.3200e-003</b>	<b>0.1818</b>	<b>0.0482</b>	<b>1.2300e-003</b>	<b>0.0494</b>		<b>167.3633</b>	<b>167.3633</b>	<b>3.5000e-003</b>	<b>8.7500e-003</b>	<b>170.0571</b>

Dockery Phase 2 - Riverside-South Coast County, Winter

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

**3.2 Grading - 2024**

**Mitigated Construction On-Site**

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	lb/day										lb/day					
Fugitive Dust					2.7622	0.0000	2.7622	1.3357	0.0000	1.3357			0.0000			0.0000
Off-Road	1.6617	17.0310	14.7594	0.0297		0.7244	0.7244		0.6665	0.6665	0.0000	2,873.054 1	2,873.054 1	0.9292		2,896.284 2
<b>Total</b>	<b>1.6617</b>	<b>17.0310</b>	<b>14.7594</b>	<b>0.0297</b>	<b>2.7622</b>	<b>0.7244</b>	<b>3.4866</b>	<b>1.3357</b>	<b>0.6665</b>	<b>2.0021</b>	<b>0.0000</b>	<b>2,873.054 1</b>	<b>2,873.054 1</b>	<b>0.9292</b>		<b>2,896.284 2</b>

**Mitigated Construction Off-Site**

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	lb/day										lb/day					
Hauling	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000		0.0000	0.0000	0.0000	0.0000	0.0000
Vendor	2.0500e-003	0.0693	0.0275	3.4000e-004	0.0128	5.7000e-004	0.0134	3.6900e-003	5.4000e-004	4.2300e-003		36.5743	36.5743	3.8000e-004	5.4000e-003	38.1933
Worker	0.0480	0.0313	0.4168	1.2900e-003	0.1677	7.5000e-004	0.1684	0.0445	6.9000e-004	0.0452		130.7890	130.7890	3.1200e-003	3.3500e-003	131.8638
<b>Total</b>	<b>0.0500</b>	<b>0.1006</b>	<b>0.4443</b>	<b>1.6300e-003</b>	<b>0.1805</b>	<b>1.3200e-003</b>	<b>0.1818</b>	<b>0.0482</b>	<b>1.2300e-003</b>	<b>0.0494</b>		<b>167.3633</b>	<b>167.3633</b>	<b>3.5000e-003</b>	<b>8.7500e-003</b>	<b>170.0571</b>

Dockery Phase 2 - Riverside-South Coast County, Winter

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

**3.3 Building Construction - 2024**

**Unmitigated Construction On-Site**

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	lb/day										lb/day					
Off-Road	1.5670	14.4249	17.2270	0.0288		0.6565	0.6565		0.6166	0.6166		2,738.7124	2,738.7124	0.6635		2,755.3009
<b>Total</b>	<b>1.5670</b>	<b>14.4249</b>	<b>17.2270</b>	<b>0.0288</b>		<b>0.6565</b>	<b>0.6565</b>		<b>0.6166</b>	<b>0.6166</b>		<b>2,738.7124</b>	<b>2,738.7124</b>	<b>0.6635</b>		<b>2,755.3009</b>

**Unmitigated Construction Off-Site**

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	lb/day										lb/day					
Hauling	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000		0.0000	0.0000	0.0000	0.0000	0.0000
Vendor	0.0400	1.3515	0.5362	6.7200e-003	0.2498	0.0111	0.2609	0.0719	0.0106	0.0825		713.1987	713.1987	7.4800e-003	0.1053	744.7698
Worker	0.6494	0.4231	5.6403	0.0175	2.2691	0.0101	2.2792	0.6018	9.3200e-003	0.6111		1,770.0110	1,770.0110	0.0422	0.0453	1,784.5561
<b>Total</b>	<b>0.6894</b>	<b>1.7745</b>	<b>6.1766</b>	<b>0.0242</b>	<b>2.5189</b>	<b>0.0212</b>	<b>2.5400</b>	<b>0.6737</b>	<b>0.0199</b>	<b>0.6936</b>		<b>2,483.2097</b>	<b>2,483.2097</b>	<b>0.0497</b>	<b>0.1506</b>	<b>2,529.3259</b>

Dockery Phase 2 - Riverside-South Coast County, Winter

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

**3.3 Building Construction - 2024**

**Mitigated Construction On-Site**

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	lb/day										lb/day					
Off-Road	1.5670	14.4249	17.2270	0.0288		0.6565	0.6565		0.6166	0.6166	0.0000	2,738.7123	2,738.7123	0.6635		2,755.3009
<b>Total</b>	<b>1.5670</b>	<b>14.4249</b>	<b>17.2270</b>	<b>0.0288</b>		<b>0.6565</b>	<b>0.6565</b>		<b>0.6166</b>	<b>0.6166</b>	<b>0.0000</b>	<b>2,738.7123</b>	<b>2,738.7123</b>	<b>0.6635</b>		<b>2,755.3009</b>

**Mitigated Construction Off-Site**

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	lb/day										lb/day					
Hauling	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000		0.0000	0.0000	0.0000	0.0000	0.0000
Vendor	0.0400	1.3515	0.5362	6.7200e-003	0.2498	0.0111	0.2609	0.0719	0.0106	0.0825		713.1987	713.1987	7.4800e-003	0.1053	744.7698
Worker	0.6494	0.4231	5.6403	0.0175	2.2691	0.0101	2.2792	0.6018	9.3200e-003	0.6111		1,770.0110	1,770.0110	0.0422	0.0453	1,784.5561
<b>Total</b>	<b>0.6894</b>	<b>1.7745</b>	<b>6.1766</b>	<b>0.0242</b>	<b>2.5189</b>	<b>0.0212</b>	<b>2.5400</b>	<b>0.6737</b>	<b>0.0199</b>	<b>0.6936</b>		<b>2,483.2097</b>	<b>2,483.2097</b>	<b>0.0497</b>	<b>0.1506</b>	<b>2,529.3259</b>

Dockery Phase 2 - Riverside-South Coast County, Winter

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

**3.4 Paving - 2024**

**Unmitigated Construction On-Site**

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	lb/day										lb/day					
Off-Road	0.8045	7.7827	11.7328	0.0181		0.3872	0.3872		0.3562	0.3562		1,752.3850	1,752.3850	0.5668		1,766.5539
Paving	0.5345					0.0000	0.0000		0.0000	0.0000			0.0000			0.0000
<b>Total</b>	<b>1.3390</b>	<b>7.7827</b>	<b>11.7328</b>	<b>0.0181</b>		<b>0.3872</b>	<b>0.3872</b>		<b>0.3562</b>	<b>0.3562</b>		<b>1,752.3850</b>	<b>1,752.3850</b>	<b>0.5668</b>		<b>1,766.5539</b>

**Unmitigated Construction Off-Site**

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	lb/day										lb/day					
Hauling	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000		0.0000	0.0000	0.0000	0.0000	0.0000
Vendor	2.0500e-003	0.0693	0.0275	3.4000e-004	0.0128	5.7000e-004	0.0134	3.6900e-003	5.4000e-004	4.2300e-003		36.5743	36.5743	3.8000e-004	5.4000e-003	38.1933
Worker	0.0416	0.0271	0.3612	1.1200e-003	0.1453	6.5000e-004	0.1460	0.0385	6.0000e-004	0.0391		113.3505	113.3505	2.7000e-003	2.9000e-003	114.2819
<b>Total</b>	<b>0.0436</b>	<b>0.0964</b>	<b>0.3887</b>	<b>1.4600e-003</b>	<b>0.1581</b>	<b>1.2200e-003</b>	<b>0.1593</b>	<b>0.0422</b>	<b>1.1400e-003</b>	<b>0.0434</b>		<b>149.9248</b>	<b>149.9248</b>	<b>3.0800e-003</b>	<b>8.3000e-003</b>	<b>152.4752</b>

Dockery Phase 2 - Riverside-South Coast County, Winter

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

**3.4 Paving - 2024**

**Mitigated Construction On-Site**

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	lb/day										lb/day					
Off-Road	0.8045	7.7827	11.7328	0.0181		0.3872	0.3872		0.3562	0.3562	0.0000	1,752.3850	1,752.3850	0.5668		1,766.5539
Paving	0.5345					0.0000	0.0000		0.0000	0.0000			0.0000			0.0000
<b>Total</b>	<b>1.3390</b>	<b>7.7827</b>	<b>11.7328</b>	<b>0.0181</b>		<b>0.3872</b>	<b>0.3872</b>		<b>0.3562</b>	<b>0.3562</b>	<b>0.0000</b>	<b>1,752.3850</b>	<b>1,752.3850</b>	<b>0.5668</b>		<b>1,766.5539</b>

**Mitigated Construction Off-Site**

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	lb/day										lb/day					
Hauling	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000		0.0000	0.0000	0.0000	0.0000	0.0000
Vendor	2.0500e-003	0.0693	0.0275	3.4000e-004	0.0128	5.7000e-004	0.0134	3.6900e-003	5.4000e-004	4.2300e-003		36.5743	36.5743	3.8000e-004	5.4000e-003	38.1933
Worker	0.0416	0.0271	0.3612	1.1200e-003	0.1453	6.5000e-004	0.1460	0.0385	6.0000e-004	0.0391		113.3505	113.3505	2.7000e-003	2.9000e-003	114.2819
<b>Total</b>	<b>0.0436</b>	<b>0.0964</b>	<b>0.3887</b>	<b>1.4600e-003</b>	<b>0.1581</b>	<b>1.2200e-003</b>	<b>0.1593</b>	<b>0.0422</b>	<b>1.1400e-003</b>	<b>0.0434</b>		<b>149.9248</b>	<b>149.9248</b>	<b>3.0800e-003</b>	<b>8.3000e-003</b>	<b>152.4752</b>

Dockery Phase 2 - Riverside-South Coast County, Winter

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

**3.5 Architectural Coating - 2024**

**Unmitigated Construction On-Site**

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	lb/day										lb/day					
Archit. Coating	16.8262					0.0000	0.0000		0.0000	0.0000			0.0000			0.0000
Off-Road	0.2410	1.6251	2.4135	3.9600e-003		0.0812	0.0812		0.0812	0.0812		375.2641	375.2641	0.0211		375.7923
<b>Total</b>	<b>17.0672</b>	<b>1.6251</b>	<b>2.4135</b>	<b>3.9600e-003</b>		<b>0.0812</b>	<b>0.0812</b>		<b>0.0812</b>	<b>0.0812</b>		<b>375.2641</b>	<b>375.2641</b>	<b>0.0211</b>		<b>375.7923</b>

**Unmitigated Construction Off-Site**

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	lb/day										lb/day					
Hauling	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000		0.0000	0.0000	0.0000	0.0000	0.0000
Vendor	0.0000	0.0000	0.0000	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	0.1312	0.0855	1.1392	3.5400e-003	0.4583	2.0400e-003	0.4603	0.1215	1.8800e-003	0.1234		357.4899	357.4899	8.5200e-003	9.1400e-003	360.4276
<b>Total</b>	<b>0.1312</b>	<b>0.0855</b>	<b>1.1392</b>	<b>3.5400e-003</b>	<b>0.4583</b>	<b>2.0400e-003</b>	<b>0.4603</b>	<b>0.1215</b>	<b>1.8800e-003</b>	<b>0.1234</b>		<b>357.4899</b>	<b>357.4899</b>	<b>8.5200e-003</b>	<b>9.1400e-003</b>	<b>360.4276</b>



Dockery Phase 2 - Riverside-South Coast County, Winter

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

**3.5 Architectural Coating - 2024**

**Mitigated Construction On-Site**

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	lb/day										lb/day					
Archit. Coating	16.8262					0.0000	0.0000		0.0000	0.0000			0.0000			0.0000
Off-Road	0.2410	1.6251	2.4135	3.9600e-003		0.0812	0.0812		0.0812	0.0812	0.0000	375.2641	375.2641	0.0211		375.7923
<b>Total</b>	<b>17.0672</b>	<b>1.6251</b>	<b>2.4135</b>	<b>3.9600e-003</b>		<b>0.0812</b>	<b>0.0812</b>		<b>0.0812</b>	<b>0.0812</b>	<b>0.0000</b>	<b>375.2641</b>	<b>375.2641</b>	<b>0.0211</b>		<b>375.7923</b>

**Mitigated Construction Off-Site**

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	lb/day										lb/day					
Hauling	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000		0.0000	0.0000	0.0000	0.0000	0.0000
Vendor	0.0000	0.0000	0.0000	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	0.1312	0.0855	1.1392	3.5400e-003	0.4583	2.0400e-003	0.4603	0.1215	1.8800e-003	0.1234		357.4899	357.4899	8.5200e-003	9.1400e-003	360.4276
<b>Total</b>	<b>0.1312</b>	<b>0.0855</b>	<b>1.1392</b>	<b>3.5400e-003</b>	<b>0.4583</b>	<b>2.0400e-003</b>	<b>0.4603</b>	<b>0.1215</b>	<b>1.8800e-003</b>	<b>0.1234</b>		<b>357.4899</b>	<b>357.4899</b>	<b>8.5200e-003</b>	<b>9.1400e-003</b>	<b>360.4276</b>

Dockery Phase 2 - Riverside-South Coast County, Winter

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

**4.0 Operational Detail - Mobile**

**4.1 Mitigation Measures Mobile**

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	lb/day										lb/day					
Mitigated	4.7531	7.5913	48.2303	0.1191	13.5153	0.0972	13.6125	3.6054	0.0911	3.6965		12,136.21 14	12,136.21 14	0.6301	0.6060	12,332.55 19
Unmitigated	4.7531	7.5913	48.2303	0.1191	13.5153	0.0972	13.6125	3.6054	0.0911	3.6965		12,136.21 14	12,136.21 14	0.6301	0.6060	12,332.55 19

**4.2 Trip Summary Information**

Land Use	Average Daily Trip Rate			Unmitigated	Mitigated
	Weekday	Saturday	Sunday	Annual VMT	Annual VMT
Apartments Low Rise	1,683.60	1,872.20	1444.40	5,728,416	5,728,416
Parking Lot	0.00	0.00	0.00		
<b>Total</b>	<b>1,683.60</b>	<b>1,872.20</b>	<b>1,444.40</b>	<b>5,728,416</b>	<b>5,728,416</b>

**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 Low Rise	14.70	5.90	8.70	40.20	19.20	40.60	86	11	3
Parking Lot	16.60	8.40	6.90	0.00	0.00	0.00	0	0	0

**4.4 Fleet Mix**

Dockery Phase 2 - Riverside-South Coast County, Winter

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

Land Use	LDA	LDT1	LDT2	MDV	LHD1	LHD2	MHD	HHD	OBUS	UBUS	MCY	SBUS	MH
Apartments Low Rise	0.540541	0.056458	0.173793	0.136090	0.025268	0.007074	0.011525	0.018705	0.000610	0.000304	0.023606	0.001094	0.004932
Parking Lot	0.540541	0.056458	0.173793	0.136090	0.025268	0.007074	0.011525	0.018705	0.000610	0.000304	0.023606	0.001094	0.004932

**5.0 Energy Detail**

Historical Energy Use: N

**5.1 Mitigation Measures Energy**

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	lb/day										lb/day					
NaturalGas Mitigated	0.1028	0.8784	0.3738	5.6100e-003		0.0710	0.0710		0.0710	0.0710		1,121.3406	1,121.3406	0.0215	0.0206	1,128.0042
NaturalGas Unmitigated	0.1028	0.8784	0.3738	5.6100e-003		0.0710	0.0710		0.0710	0.0710		1,121.3406	1,121.3406	0.0215	0.0206	1,128.0042

Dockery Phase 2 - Riverside-South Coast County, Winter

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

**5.2 Energy by Land Use - NaturalGas**

**Unmitigated**

	NaturalGas Use	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Land Use	kBTU/yr	lb/day										lb/day					
Apartments Low Rise	9531.4	0.1028	0.8784	0.3738	5.6100e-003		0.0710	0.0710		0.0710	0.0710		1,121.3406	1,121.3406	0.0215	0.0206	1,128.0042
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
<b>Total</b>		<b>0.1028</b>	<b>0.8784</b>	<b>0.3738</b>	<b>5.6100e-003</b>		<b>0.0710</b>	<b>0.0710</b>		<b>0.0710</b>	<b>0.0710</b>		<b>1,121.3406</b>	<b>1,121.3406</b>	<b>0.0215</b>	<b>0.0206</b>	<b>1,128.0042</b>

**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 Low Rise	9.5314	0.1028	0.8784	0.3738	5.6100e-003		0.0710	0.0710		0.0710	0.0710		1,121.3406	1,121.3406	0.0215	0.0206	1,128.0042
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
<b>Total</b>		<b>0.1028</b>	<b>0.8784</b>	<b>0.3738</b>	<b>5.6100e-003</b>		<b>0.0710</b>	<b>0.0710</b>		<b>0.0710</b>	<b>0.0710</b>		<b>1,121.3406</b>	<b>1,121.3406</b>	<b>0.0215</b>	<b>0.0206</b>	<b>1,128.0042</b>

**6.0 Area Detail**

Dockery Phase 2 - Riverside-South Coast County, Winter

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

**6.1 Mitigation Measures Area**

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	lb/day										lb/day					
Mitigated	5.5557	0.2184	18.9575	1.0000e-003		0.1052	0.1052		0.1052	0.1052	0.0000	34.1675	34.1675	0.0327	0.0000	34.9855
Unmitigated	5.5557	0.2184	18.9575	1.0000e-003		0.1052	0.1052		0.1052	0.1052	0.0000	34.1675	34.1675	0.0327	0.0000	34.9855

Dockery Phase 2 - Riverside-South Coast County, Winter

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

**6.2 Area by SubCategory**

**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	0.4011					0.0000	0.0000		0.0000	0.0000			0.0000			0.0000
Consumer Products	4.5855					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	0.5692	0.2184	18.9575	1.0000e-003		0.1052	0.1052		0.1052	0.1052		34.1675	34.1675	0.0327		34.9855
<b>Total</b>	<b>5.5557</b>	<b>0.2184</b>	<b>18.9575</b>	<b>1.0000e-003</b>		<b>0.1052</b>	<b>0.1052</b>		<b>0.1052</b>	<b>0.1052</b>	<b>0.0000</b>	<b>34.1675</b>	<b>34.1675</b>	<b>0.0327</b>	<b>0.0000</b>	<b>34.9855</b>

Dockery Phase 2 - Riverside-South Coast County, Winter

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

**6.2 Area by SubCategory**

Mitigated

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
SubCategory	lb/day										lb/day					
Architectural Coating	0.4011					0.0000	0.0000		0.0000	0.0000			0.0000			0.0000
Consumer Products	4.5855					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	0.5692	0.2184	18.9575	1.0000e-003		0.1052	0.1052		0.1052	0.1052		34.1675	34.1675	0.0327		34.9855
<b>Total</b>	<b>5.5557</b>	<b>0.2184</b>	<b>18.9575</b>	<b>1.0000e-003</b>		<b>0.1052</b>	<b>0.1052</b>		<b>0.1052</b>	<b>0.1052</b>	<b>0.0000</b>	<b>34.1675</b>	<b>34.1675</b>	<b>0.0327</b>	<b>0.0000</b>	<b>34.9855</b>

**7.0 Water Detail**

**7.1 Mitigation Measures Water**

Dockery Phase 2 - Riverside-South Coast County, Winter

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

**8.0 Waste Detail**

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**8.1 Mitigation Measures Waste**

**9.0 Operational Offroad**

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

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**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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ROG Emissions Estimates from Gasoline Dispensing Station

Emission Factor	Loading	Breathing	Refueling	Hose Permeation	Spillage	Total
Controlled gasoline EF (lb/1,000 gal)*	0.15	0.024	0.32	0.009	0.24	0.74
Project ROG Emissions (lb/day)	0.99	0.16	2.10	0.06	1.58	4.89

\* Per Table X-1 of SCAQMD Risk Assessment Procedures for Rules 1401, 1401.1, & 212, version 8.1

Project Annual Throughput	2,400,000
Daily Throughput	6,575.34