

MEMORANDUM

To: Brent Little, Urban Advisory
From: Jennifer Reed, Dudek
Subject: 1776 Sunset Avenue Residential Project Greenhouse Gas Emissions and Energy Assessment
Date: May 6, 2022
cc: David Larocca, Dudek
Attachment A: CalEEMod Files

The purpose of this memorandum is to evaluate potential greenhouse gas (GHG) emissions and energy impacts under the California Environmental Quality Act (CEQA) from construction and operation of the 1776 Sunset Avenue Project (proposed project), in the City of Fairfield (City). The contents and organization of this memorandum are as follows: (1) project description; (2) GHG emissions assessment; (3) energy; and (4) references. The content and organization of each impact assessment is intended to support an Initial Study/(Mitigated) Negative Declaration for the proposed project. As such, for both the GHG emissions and energy assessments, a discussion of the setting, thresholds of significance, methodology and assumptions, impact analysis, mitigation measures, and level of significance after mitigation, is provided.

1 Project Description

The proposed project includes a residential development located at 1776 Sunset Avenue in Fairfield, California. The proposed project consists of the construction of 130 multi-family dwelling units over 8.71 acres of open space, and will provide open space, playground, recreation area and pool, and a dog park. The proposed project will have one vehicular access driveway and one emergency access driveway. The 130 dwelling units will be built within 26 buildings, including 13 two-story and 13 three-story plans. Additionally, the proposed project will provide 260 garage spaces and 32 open spaces.

2 Greenhouse Gas Emissions

2.1 Setting

GHGs are gases that absorb infrared radiation in the atmosphere. The greenhouse effect is a natural process that contributes to regulating the Earth's temperature. Global climate change concerns are focused on whether human activities are leading to an enhancement of the greenhouse effect. Principal GHGs include carbon dioxide (CO₂), methane (CH₄), nitrous oxide (N₂O), O₃, and water vapor. If the atmospheric concentrations of GHGs rise, the

average temperature of the lower atmosphere will gradually increase. Globally, climate change has the potential to impact numerous environmental resources through uncertain impacts related to future air temperatures and precipitation patterns. Although climate change is driven by global atmospheric conditions, climate change impacts are felt locally. Climate change is already affecting California: average temperatures have increased, leading to more extreme hot days and fewer cold nights; shifts in the water cycle have been observed, with less winter precipitation falling as snow, and both snowmelt and rainwater running off earlier in the year; sea levels have risen; and wildland fires are becoming more frequent and intense due to dry seasons that start earlier and end later.

Global climate change is a cumulative impact; a project participates in this potential impact through its incremental contribution combined with the cumulative increase of all other sources of GHGs. Thus, GHG impacts are recognized as exclusively cumulative impacts; there are no non-cumulative GHG emissions impacts from a climate change perspective (CAPCOA 2008). Per the Final Statement of Reasons for Regulatory Action for amendments to the CEQA Guidelines, an environmental impact report or other environmental document must analyze the incremental contribution of a project to GHG levels and determine whether those emissions are cumulatively considerable (CNRA 2009).

GHG emissions are measured in metric tons of CO₂ equivalent (MT CO₂e), which account for weighted global warming potential factors for CH₄ and N₂O. The current version of CalEEMod (Version 2020.4.0) assumes that the global warming potential for CH₄ is 25 (so emissions of 1 metric ton [MT] of CH₄ are equivalent to emissions of 25 MT of CO₂), and the global warming potential for N₂O is 298, based on the Intergovernmental Panel on Climate Change Fourth Assessment Report (IPCC 2007).

2.2 Thresholds of Significance

The significance criteria used to evaluate the proposed project's GHG emissions impacts are based on the recommendations provided in Appendix G of the CEQA Guidelines, which allow both quantitative approaches and analysis of consistency with applicable plans, policies, or regulations adopted for the purpose of reducing GHG emissions.

The proposed project's potential impacts on GHG's will be assessed using the GHG thresholds set forth in Appendix G, Environmental Checklist Form:

1. Would the project generate GHG emissions, either directly or indirectly, that may have a significant impact on the environment?
2. Would the project conflict with an applicable plan, policy, or regulation adopted for the purpose of reducing the emissions of GHGs?

Accordingly, the CEQA Guidelines do not prescribe specific methodologies for performing an assessment, do not establish specific thresholds of significance, and do not mandate specific mitigation measures. Rather, the CEQA Guidelines emphasize the lead agency's discretion to determine the appropriate methodologies and thresholds of significance consistent with the manner in which other impact areas are handled in CEQA (14 CCR 15000 et seq.).

The City is in the process of developing Fairfield Forward, which includes an update to their General Plan and Climate Action Plan, which is planned to be a sustainability tool that will contain a series of measures to reduce GHG emissions to the year 2050. Of note, the Fairfield Forward Climate Action Plan component is in the early stages and is not available for CEQA GHG streamlining.

The Bay Area Air Quality Management District (BAAQMD) recommends using the approach endorsed by the California Supreme Court in *Center for Biological Diversity v. Department of Fish & Wildlife* (2015) (62 Cal.4th 204), which evaluates a project based on its effect on California's efforts to meet the State's long-term climate goals. As the Supreme Court held in that case, a project that would be consistent with meeting those goals can be found to have a less-than-significant impact on climate change under CEQA. If a project would contribute its "fair share" of what will be required to achieve those long-term climate goals, then a reviewing agency can find that the impact will not be significant because the project will help to solve the problem of global climate change (62 Cal.4th 220–223).

Applying this approach, the BAAQMD has analyzed what will be required of new land use development projects to achieve California's long-term climate goal of carbon neutrality¹ by 2045. The BAAQMD has found, based on this analysis, that a new land use development project being built today needs to incorporate the following design elements to do its "fair share" of implementing the goal of carbon neutrality by 2045:

Thresholds for Land Use Projects (Must Include A or B)

- A. Projects must include, at a minimum, the following project design elements:
 1. Buildings
 - a. The project will not include natural gas appliances or natural gas plumbing (in both residential and nonresidential development).
 - b. The project will not result in any wasteful, inefficient, or unnecessary energy usage as determined by the analysis required under CEQA Section 21100(b)(3) and Section 15126.2(b) of the State CEQA Guidelines.
 2. Transportation
 - a. Achieve a reduction in project-generated vehicle miles traveled (VMT) below the regional average consistent with the current version of the California Climate Change Scoping Plan (currently 15 percent) or meet a locally adopted Senate Bill 743 VMT target, reflecting the recommendations provided in the Governor's Office of Planning and Research's Technical Advisory on Evaluating Transportation Impacts in CEQA:
 - i. Residential projects: 15 percent below the existing VMT per capita
 - ii. Office projects: 15 percent below the existing VMT per employee
 - iii. Retail projects: no net increase in existing VMT

¹ "Carbon neutrality" is defined in Executive Order B-55-18 as the point at which the removal of carbon pollution from the atmosphere meets or exceeds carbon emissions. Carbon neutrality is achieved when carbon dioxide and other GHGs generated by sources such as transportation, power plants, and industrial processes are less than or equal to the amount of carbon dioxide that is stored, both in natural sinks and mechanical sequestration.

- b. Achieve compliance with off-street electric vehicle requirements in the most recently adopted version of CALGreen Tier 2.

- B. Projects must be consistent with a local GHG reduction strategy that meets the criteria under State CEQA Guidelines Section 15183.5(b).

If a project is designed and built to incorporate these design elements, then it will contribute its portion of what is necessary to achieve California's long-term climate goals—its "fair share"—and an agency reviewing the project under CEQA can conclude that the project will not make a cumulatively considerable contribution to global climate change. If the project does not incorporate these design elements, then it should be found to make a significant climate impact because it will hinder California's efforts to address climate change.

2.3 Methodology and Assumptions

The project site is located within the San Francisco Bay Area Air Basin and is subject to the BAAQMD guidelines and regulations. Project-generated GHG emissions are estimated using the most recent version of the CalEEMod Version 2020.4.0.

Emissions from construction and operation of the proposed project were estimated using the CalEEMod Version 2020.4.0 (CAPCOA 2021). CalEEMod is a statewide computer model developed in cooperation with air districts throughout the state to quantify criteria air pollutant emissions associated with construction activities of a variety of land use projects, such as residential, commercial, and industrial facilities.

Project Construction Assumptions

CalEEMod input parameters—including the land use type used to represent the proposed project and its size, construction schedule, and anticipated use of construction equipment—were based on information provided by the applicant or default model assumptions if project specifics were unavailable. Construction was assumed to commence in October 2023,² and last approximately 26.5 months. Site grading would include an estimated 12,420 cubic yards of soil import. Material delivery CalEEMod default trip length values for the urban setting were used for the distances for all construction-related trips.

The analysis contained herein is based on the following subset area schedule assumptions (duration of phases is approximate):

- Demolition – 1 month
- Site preparation – 2 weeks
- Grading – 1 month
- Building construction – 22 months
- Paving – 1 month

² The analysis assumes a construction start date of October 2023, which represents the earliest date construction would initiate, but would realistically be a later date. However, assuming the earliest start date for construction represents the worst-case scenario for criteria air pollutants because equipment and vehicle emission factors for later years would be slightly less due to more stringent standards for in-use off-road equipment and heavy-duty trucks, as well as fleet turnover replacing older equipment and vehicles in later years.

- Architectural coating – 1 month

For the analysis, it was assumed that heavy construction equipment would be operating 5 days per week (22 days per month) during proposed project construction. Construction worker and vendor trips were based on data provided CalEEMod default values. The construction equipment mix used for estimating the construction emissions of the proposed project is based on information provided by the project applicant and CalEEMod default and is shown in Table 1. Detailed construction equipment modeling assumptions are provided in Attachment A, CalEEMod Output Files.

Table 1. Construction Scenario Assumptions

Construction Phase	One-Way Vehicle Trips			Equipment		
	Average Daily Worker Trips	Average Daily Vendor Truck Trips	Total Haul Truck Trips	Equipment Type	Quantity	Usage Hours
Demolition	16	0	8	Concrete/Industrial Saws	1	8
				Excavators	3	8
				Rubber Tired Dozers	2	8
Site Preparation	18	0	0	Rubber Tired Dozers	3	8
				Tractors/Loaders/Backhoes	4	8
Grading	16	0	1,552	Excavators	1	8
				Graders	1	8
				Rubber Tired Dozers	1	8
				Tractors/Loaders/Backhoes	3	8
Building Construction	190	52	0	Cranes	1	7
				Forklifts	3	8
				Generator Sets	1	8
				Tractors/Loaders/Backhoes	3	7
				Welders	1	8
Paving	16	0	0	Pavers	2	8
				Paving Equipment	2	8
				Rollers	2	8
Architectural Coating	38	0	0	Air Compressor	1	6

Note: See Attachment A for details.

Project Operational Assumptions

Project Design Features

The proposed project would implement design features that would result in a reduction of operational GHG emissions.

- PDF-GHG-1** On-site photovoltaic systems which complies with the 2019 California Conde Section 150.1(c)14.
- PDF-GHG-2** The proposes project will exclude natural gas appliances and natural gas plumbing.
- PDF-GHG-3** The proposed project will exclude wood burning fireplaces and wood stoves.
- PDF-GHG-4** The proposed project will include Electric Vehicle (EV) charging stations. The proposed project will achieve compliance with off-street electric vehicle requirements in the most recently adopted version of CALGreen Tier 2.

PDFs would be required as City-imposed Conditions of Approval to ensure they are implemented during construction and operation of the proposed project.

Area Sources

CalEEMod was used to estimate operational emissions from area sources, which include operation of gasoline-powered landscape maintenance equipment, which produce minimal GHG emissions. The proposed project would not include any wood burning or natural gas fireplaces.

Energy Sources

As represented in CalEEMod, energy sources include emissions associated with building electricity and natural gas usage. The estimation of operational energy emissions was based on CalEEMod land use defaults and units or total area (i.e., square footage) of the proposed project.

The proposed project's residential development would be 100% electric and natural gas would be prohibited in residential development. All electric buildings would result in less GHG emissions because electricity is a less GHG intensive energy source than natural gas. To estimate energy use associated with the proposed residential buildings, default CalEEMod values for natural gas demand were converted to electricity demand. In other words, electricity demand was increased to accommodate the removal of natural gas to ensure the energy demand that was assumed to be natural gas for space heating, water heating, and cooking in CalEEMod is adequately covered in the proposed project emissions estimate.

The CalEEMod default energy intensity factor (CO₂, CH₄, and N₂O mass emissions per kilowatt-hour) for Pacific Gas and Electric was applied, which is based on the value for Pacific Gas and Electric's energy mix in 2018 (CAPCOA 2021), which reported a 39% in eligible renewables in its 2018 Power Content Label (CEC 2019a). As explained in Section 3.2.2, SB 100 calls for further development of renewable energy, with a target of 44% by December 31, 2024; 52% by December 31, 2027; and 60% by December 31, 2030. As such, GHG emissions associated with Project electricity demand would continue to decrease over time.

Mobile Sources

The proposed project would generate GHG emissions from mobile sources (vehicular traffic), primarily from residents traveling to and from the project site. Project-generated mobile source emissions were estimated in CalEEMod based on a project-specific trip rate that would mathematically match an average of 707 weekday trips. Emission factors representing the vehicle mix and emissions for operational year 2026 were used to estimate emissions associated with vehicular sources.

Solid Waste

The proposed project would generate solid waste and therefore would result in GHG emissions associated with landfill off-gassing. CalEEMod default values for solid waste generation were used to estimate GHG emissions associated with solid waste.

Water and Wastewater

Supply, conveyance, treatment, and distribution of water for the proposed project would require the use of electricity, which would result in associated indirect GHG emissions. Similarly, wastewater generated by the proposed project would require the use of electricity for conveyance and treatment, along with GHG emissions generated during wastewater treatment. Water consumption estimates for both indoor and outdoor water use and associated electricity consumption from water use and wastewater generation were estimated using CalEEMod default values.

Regarding indoor water use, the proposed project would install low-flow bathroom and kitchen faucets, which was assumed in CalEEMod.

2.4 Impact Analysis

1. *Generate greenhouse gas emissions, either directly or indirectly, that may have a significant impact on the environment?*

Evaluation of Project Consistency with BAAQMD Recommendations

As discussed previously, the BAAQMD recommends that projects either (A) meet specific design elements to do its “fair share” of implementing the goal of carbon neutrality by 2045 or (B) be consistent with a qualified GHG reduction strategy. Because the City’s CAP is in-progress and cannot be used for CEQA streamlining at this time, this analysis applies the BAAQMD’s part “A” design elements and the project’s consistency with such design elements are presented in Table 2.

Table 2. Consistency with BAAQMD GHG Threshold A

Requirements	Project Consistency
Buildings	
The project will not include natural gas appliances or natural gas plumbing (in both residential and nonresidential development).	Consistent. The proposed project would exclude natural gas appliances and natural gas plumbing, see PDF-GHG-2 .

Requirements	Project Consistency
The project will not result in any wasteful, inefficient, or unnecessary energy usage as determined by the analysis required under CEQA Section 21100(b)(3) and Section 15126.2(b) of the State CEQA Guidelines	Consistent. The proposed project will meet CALGreen 2019 Title 24 Standards. The proposed project will include onsite photovoltaic systems and Electric Vehicle (EV) charging stations. The project will not result in any wasteful, inefficient, or unnecessary energy usage, see PDF-GHG-1 and PDF-GHG-4 . See also findings of Chapter 3, Energy section of this memorandum.
Transportation	
Achieve a reduction in project-generated vehicle miles traveled (VMT) below the regional average consistent with the current version of the California Climate Change Scoping Plan (currently 15 percent) or meet a locally adopted Senate Bill 743 VMT target, reflecting the recommendations provided in the Governor’s Office of Planning and Research’s Technical Advisory on Evaluating Transportation Impacts in CEQA:	
<ul style="list-style-type: none"> Residential projects: 15 percent below the existing VMT per capita 	Consistent. As provided in the traffic analysis, “based on City of Fairfield Guidelines, the project meets screening criteria for exemption from VMT analysis as the project site falls into a TAZ that is expected to generate VMT at 85 percent or less of the average VMT rate per multifamily dwelling unit in the City of Fairfield. The map categorizes the VMT for each TAZ based on VMT rates calculated across the City Model. As per the Fairfield Senate Bill 743 Implementation Procedures, projects which fall into TAZs expected to generate VMT at 85 percent or less of the baseline average rate for the Fairfield area, are presumed to have less than significant transportation impacts, and thus screen out of VMT analysis.” TJKM, Red Tail Fairfield Traffic Study, September 24, 2021. (TJKM 2021) Therefore, the proposed project is expected to at 15 percent or more below the existing VMT per capita in the City of Fairfield.
<ul style="list-style-type: none"> Office projects: 15 percent below the existing VMT per employee 	Not applicable the proposed project is a residential development.
<ul style="list-style-type: none"> Retail projects: no net increase in existing VMT 	Not applicable the proposed project is a residential development.
Achieve compliance with off-street electric vehicle requirements in the most recently adopted version of CALGreen Tier 2.	The proposed project will include Electric Vehicle (EV) charging stations that meet CALGreen Tier 2 standards. See PDF-GHG-4 .

Because the proposed project is designed to incorporate the recommended BAAQMD design elements, it will contribute its portion of what is necessary to achieve California’s long-term climate goals—its “fair share”—and therefore, the proposed project will not make a cumulatively considerable contribution to global climate change and potential GHG related impacts are determined to be **less-than-significant**.

Nonetheless, the following discussion of estimated proposed project construction and operational GHG emissions are included for informational purposes.

Construction GHG Emissions

GHG emissions would be associated with the construction phase of proposed project components through use of construction equipment and vehicle trips. See Section 2.3 for a discussion of the methodology and assumptions. Table 3 shows the estimated annual GHG construction emissions associated with the proposed project.

Table 3. Estimated Annual Construction Greenhouse Gas Emissions

Year	CO ₂	CH ₄	N ₂ O	CO ₂ e
	Metric Tons			
2023	159.78	0.03	0.01	163.14
2024	586.43	0.08	0.02	595.41
2025	497.75	0.07	0.02	505.08
Total	1,243.96	0.18	0.05	1,263.63

Source: CalEEMod Version 2020.4.0. See Attachment A for complete results.

Notes: CO₂ = carbon dioxide; CH₄ = methane; N₂O = nitrous oxide; CO₂e = carbon dioxide equivalent.

As shown in Table 3, the estimated total GHG emissions from construction of the proposed project would be approximately 1,263 MT CO₂e. The construction emissions are amortized over the operational life of the proposed project, which is assumed to be 30 years. This analysis, therefore, adds amortized construction emissions to the estimated annual operational emissions.

Operational Emissions

Operation of the proposed project would result in GHG emissions from area sources, use of electricity, vehicular traffic, solid waste, and water and wastewater. Refer to Section 2.3 for operational scenario methodology and assumptions.

Project operation was assumed to begin in 2026 upon completion of construction. Table 4 shows total operational GHG emissions for the proposed project before and after accounting for amortized construction emissions.

Table 4. Summary of Estimated Annual Operational Greenhouse Gas Emissions

Emissions Source	MT CO ₂	MT CH ₄	MT N ₂ O	MT CO ₂ e
Area	1.58	<0.01	0	1.62
Energy	71.72	0.01	<0.01	72.43
Mobile	478.03	0.03	0.02	485.53
Solid waste	13.8	0.82	0	34.18
Water and wastewater	10.08	0.28	0.01	19.08
			Subtotal	612.84
			<i>Amortized Construction Emissions</i>	<i>42.12</i>
			Total Project Emissions	654.96

Source: See Attachment A for complete results.

Notes: MT = metric ton; CO₂ = carbon dioxide; CH₄ = methane; N₂O = nitrous oxide; CO₂e = carbon dioxide equivalent.

Implementation of the proposed project would emit approximately 655 MT CO₂e per year including amortized construction emissions.

The proposed project would be consistent with the BAAQMD recommended thresholds. Therefore, impacts related to GHG emissions would be **less than significant**.

2. Conflict with an applicable plan, policy or regulation adopted for the purpose of reducing the emissions of greenhouse gases?

As stated previously, the City is in the process of developing Fairfield Forward, which includes an update to their General Plan and Climate Action Plan, which is planned to be a sustainability tool that will contain a series of measures to reduce GHG emissions to the year 2050. Of note, the Fairfield Forward Climate Action Plan component is in the early stages and is not available for CEQA GHG streamlining

As previously explained, the BAAQMD recommends evaluating a project based on its effect on California's efforts to meet the State's long-term climate goals as a project that would be consistent with meeting those goals can be found to have a less-than-significant impact on climate change under CEQA. If a project would contribute its "fair share" of what will be required to achieve those long-term climate goals, then a reviewing agency can find that the impact will not be significant because the project will help to solve the problem of global climate change (62 Cal.4th 220–223).

The BAAQMD recommendations are therefore assumed to be in alignment with state goals established by Senate Bill 32 and maintain a trajectory to meet its proportional share of the 2050 state target identified in Executive Order S-3-05 and the Executive Order B-55-18 2045 carbon neutrality goal. As described in Section 2.4, Impact Analysis, the proposed project would be consistent with BAAQMD Part A design element recommendations.

The Metropolitan Transportation Commission (MTC) and Association of Bay Area Governments (ABAG) Plan Bay Area 2050 is a regional growth-management strategy that focuses on reducing GHG emissions as it relates to transportation, pursuant to SB 375. The Plan Bay Area 2050 incorporates local land use projections and circulation networks in city and county general plans and is comprised of 35 strategies across the elements of housing, the economy, transportation and the environment which are public policies or set of investments that can be implemented in the Bay Area at the city, county, regional or state level over the next 30 years. The Project would support the overarching intent of the Plan Bay Area 2050 through reducing GHG emissions within the City from residential development, specifically as it includes transportation/land use related GHG reduction strategies that either reduce VMT (e.g., being located in a TAZs that is expected to generate VMT at 85 percent or less of the baseline average rate for the Fairfield area) or reduce emissions associated with vehicle travel on the technology side (e.g., encouraging electrification of vehicles through provision of EV chargers). Therefore, the Project would support and not conflict with applicable goals and strategies set forth in the Plan Bay Area 2050.

As such, the proposed project would not conflict with any applicable plan, policy, or regulation adopted for the purposes of reducing the emissions of GHGs. The proposed project's impact would be **less than significant**.

2.5 Mitigation Measures

No mitigation is required.

2.6 Level of Significance After Mitigation

No mitigation measures are proposed, and energy impacts would be less than significant without mitigation.

3 Energy

3.1 Setting

Electricity

The production of electricity requires the consumption or conversion of energy resources, including water, wind, oil, gas, coal, solar, geothermal, and nuclear resources, into electrical energy. The delivery of electricity involves a number of system components, including power generation facilities, transmission and distribution lines, substations and transformers that lower transmission line power (voltage) to a level appropriate for on-site distribution and use. The electricity generated is distributed through a network of transmission and distribution lines commonly called a power grid. Production of electricity and its conveyance through the power grid occur in response to market demand.

Residences and businesses within the City of Fairfield, including the project site, are within the service territory of Pacific Gas and Electric Company (PG&E). However, starting in April 2022, MCE will become the primary electricity provider for Fairfield homes and businesses. MCE is a local not-for-profit public agency that provides a choice of more renewable electricity options at stable and competitive rates for a cleaner environment. Customers have three electricity options to choose from, MCE Light Green which is 60% renewable energy and MCE Deep Green and the third option is to opt out and receive service from PG&E. As this is a new provider for the City of Fairfield, the analysis provided within is based on the opt out option with PG&E. According to PG&E, its customers consumed 78,519 million kWh of electricity in 2020 (Table 5) (CEC 2021a).

Table 5. Pacific Gas and Electric Company 2020 Electricity Consumption

Sector	Total Electricity (in Millions of kWh)
Agricultural and Water Pump	6,637.59
Commercial Buildings	26,246.78
Commercial Other	3,948.56
Industry	9,814.34
Mining and Construction	1,747.64
Residential	29,833.54
Streetlight	290.38
Total Consumption	78,518.84

Source: CEC 2021a.

Notes: kWh = kilowatt-hour.

Total may not sum precisely due to rounding.

PG&E receives electric power from a variety of sources. According to the California Public Utilities Commission’s 2021 California Renewables Portfolio Standard Annual Report, 35% of PG&E’s power came from eligible renewable energy sources in 2019, including biomass/waste, geothermal, small hydroelectric, solar, and wind sources (CPUC 2021). Therefore, PG&E exceeded the state’s Renewables Portfolio Standard (RPS) goal of 33% renewable energy delivered by 2020.

Natural Gas

Natural gas is a combustible mixture of simple hydrocarbon compounds (primarily methane) that is used as a fuel source. Natural gas consumed in California is obtained from naturally occurring reservoirs, mainly located outside the State, and delivered through high-pressure transmission pipelines. The natural gas transportation system is a nationwide network, and therefore, resource availability is typically not an issue. Natural gas provides almost one-third of the state’s total energy requirements and is used in electricity generation, space heating, cooking, water heating, industrial processes, and as a transportation fuel. Natural gas is measured in terms of cubic feet.

The California Public Utilities Commission regulates natural gas utility service for approximately 10.8 million customers who receive natural gas from PG&E, Southern California Gas, San Diego Gas and Electric Company, Southwest Gas, and several smaller natural gas utilities. PG&E provides natural gas service to most of Northern California, including the City of Fairfield. As provided in Table , PG&E customers consumed approximately 4,509 million therms of natural gas in 2020 (CEC 2021b). As defined in PDF-GHG-2, the proposed project will exclude natural gas appliances and natural gas plumbing.

Table 6. Pacific Gas and Electric Company 2020 Natural Gas Consumption

Sector	Total Natural Gas (in Millions of Therms)
Agricultural and Water Pump	44.03
Commercial Buildings	796.94
Commercial Other	50.97
Industry	1,585.35
Mining and Construction	139.96
Residential	1,891.28
Total Consumption	4,508.54

Source: CEC 2021b.
 Total may not sum precisely due to rounding.

Petroleum

There are more than 36 million registered vehicles in California, and those vehicles consume an estimated 15.4 billion gallons of gasoline in 2019. (CEC 2019b; DMV 2020). Petroleum currently accounts for approximately 92% of California’s transportation energy consumption (CEC 2019b). However, technological advances, market trends, consumer behavior, and government policies could result in significant changes in fuel consumption by type and in total. At the federal and state levels, various policies, rules, and regulations have been enacted to improve vehicle fuel efficiency, promote the development and use of alternative fuels, reduce transportation-source air pollutants and greenhouse gas (GHG) emissions, and reduce vehicle miles traveled (VMT). Chapter 4.7, Greenhouse Gas Emissions, discusses in more detail both federal and state regulations that would help increase fuel efficiency of motor vehicles and reduce GHG emissions (see Section 4.7.2, Regulatory Framework). Market forces have driven the price of petroleum products steadily upward over time, and technological advances have made use of other energy resources or alternative transportation modes increasingly feasible.

Largely as a result of and in response to these multiple factors, gasoline consumption within the state has declined in recent years, and availability of other alternative fuels/energy sources has increased. The quantity, availability, and reliability of transportation energy resources have increased in recent years, and this trend will likely continue

and accelerate (CEC 2019b). Increasingly available and diversified transportation energy resources act to promote continuing reliable and affordable means to support vehicular transportation within the state.

According to the U.S. Energy Information Administration, California used approximately 681 million barrels of petroleum in 2018, with the majority (584 million barrels) used for the transportation sector (EIA 2021). This total annual consumption equates to a daily use of approximately 1.9 million barrels of petroleum. There are 42 U.S. gallons in a barrel, so California consumes approximately 78.6 million gallons of petroleum per day, adding up to an annual consumption of 28.7 billion gallons of petroleum. In California, petroleum fuels refined from crude oil are the dominant source of energy for transportation sources. Petroleum usage in California includes petroleum products such as motor gasoline, distillate fuel, liquefied petroleum gases, and jet fuel.

3.2 Thresholds of Significance

According to Appendix G of the California Environmental Quality Act Guidelines, a project would have a significant effect on the environment with respect to energy if the project would:

- E-1:** Result in potentially significant environmental impact due to wasteful, inefficient, or unnecessary consumption of energy resources, during Project construction or operation.
- E-2:** Conflict with or obstruct a state or local plan for renewable energy or energy efficiency.

3.3 Methodology and Assumptions

This analysis considers the State CEQA Guidelines Appendix G thresholds, as described above, in determining whether the proposed project would result in the inefficient, wasteful, or unnecessary use of energy. The evaluation was based on a review of regulations and determining their applicability to the proposed project.

As described in Chapter 1, Project Description, the proposed project includes a residential development located at 1776 Sunset Avenue in Fairfield, California. The proposed project consists of the construction of 130 multi-family dwelling units over 8.71 acres of open space, and will provide open space, playground, recreation area and pool, and a dog park. The proposed project will have one vehicular access driveway and one emergency access driveway. The 130 dwelling units will be built within 26 buildings, including 13 two-story and 13 three-story plans. Additionally, the proposed project will provide 260 garage spaces and 32 open spaces. The proposed project includes the following PDFs previously discussed that have energy benefits.

Project Design Features

The proposed project would implement design features that would result in a reduction of operational GHG emissions.

- PDF-GHG-1** On-site photovoltaic systems which complies with the 2019 California Conde Section 150.1(c)14.
- PDF-GHG-2** The proposes project will exclude natural gas appliances and natural gas plumbing.

- PDF-GHG-4** The proposed project will include Electric Vehicle (EV) charging stations. The proposed project will achieve compliance with off-street electric vehicle requirements in the most recently adopted version of CALGreen Tier 2.

PDFs would be required as City-imposed Conditions of Approval to ensure they are implemented during construction and operation of the proposed project.

3.4 Impact Analysis

E-1: Would the project result in potentially significant environmental impact due to wasteful, inefficient, or unnecessary consumption of energy resources, during project construction or operation?

Less Than Significant Impact. The short-term construction and long-term operation of the proposed Project would require the consumption of energy resources in several forms. Construction energy consumption includes: (1) temporary direct electrical service provided by PG&E or MCE, which includes construction site lighting; computer equipment; and temporary construction trailer operation; and (2) fossil fuels (diesel and gasoline), which includes off-road construction equipment, diesel-fired electric generators, and worker vehicles, vendor trucks, and haul trucks. Operational Energy Consumption includes: (1) direct electrical service provided by PG&E or MCE, which includes, building heating, ventilation, and air-conditioning (HVAC), lighting: interior and exterior facilities, computer, audio and video equipment; and, appliances; (2) indirect energy consumption, which includes supply, distribution, and treatment of water, wastewater; and solid waste; and (3) fossil fuels (diesel and gasoline) transportation.

Construction Energy Use

Electricity. Temporary electric power for as-necessary lighting and electronic equipment (such as computers inside temporary construction trailers) would be provided by PG&E or MCE. The electricity used for such activities would be temporary and would be substantially less than that required for project operation and would have a negligible contribution to the proposed project's overall energy consumption.

Natural Gas. Natural gas is not anticipated to be required during construction of the proposed project. Fuels used for construction would primarily consist of diesel and gasoline, which are discussed below under the "petroleum" subsection. Any minor amounts of natural gas that may be consumed as a result of proposed project construction would be substantially less than that required for operation and would have a negligible contribution to the proposed project's overall energy consumption.

Petroleum. Heavy-duty construction equipment associated with demolition and construction activities would rely on diesel fuel, as would vendor trucks involved in delivery of materials to the proposed project site. Construction workers would travel to and from the project site throughout the duration of construction. It is assumed in this analysis that construction workers would travel in gasoline-powered light-duty vehicles. Heavy-duty construction equipment of various types would be used during each phase of project construction. Attachment A lists the assumed equipment usage for each phase of construction. The proposed project's construction equipment is estimated to operate a total combined 21,520 hours.

Fuel consumption from construction equipment was estimated by converting the total carbon dioxide (CO₂) emissions from each construction phase to gallons using the conversion factors for CO₂ to gallons of gasoline or diesel. Construction is estimated to occur in 2023 through 2025 based on the construction phasing schedule. The

analysis assumes a construction start date of October 2023, which represents the earliest date construction would initiate. In the event construction is started later than October 2023, the analysis performed represents the worst-case scenario for energy consumption, because equipment and vehicle efficiencies for later years would be slightly greater due to more stringent standards for in-use off-road equipment and heavy-duty trucks, as well as fleet turnover replacing older equipment and vehicles in later years. The conversion factor for gasoline is 8.78 kilograms per metric ton CO₂ per gallon, and the conversion factor for diesel is 10.21 kilograms per metric ton CO₂ per gallon (The Climate Registry 2020). The estimated diesel fuel usage from construction equipment is shown in Table 7, Construction Equipment Diesel Demand for Off-Road Equipment.

Table 7. Construction Equipment Diesel Demand for Off-Road Equipment

Phase	Pieces of Equipment	Equipment CO ₂ (MT)	kg/CO ₂ /Gallon	Gallons
Demolition	6	34.23	10.21	3,352.61
Site Prep	7	34.23	10.21	3,352.60
Grading	6	16.86	10.21	1,651.38
Building Construction	9	571.45	10.21	55,969.79
Paving	6	20.18	10.21	1,976.60
Architectural Coating	1	2.56	10.21	250.41
Total				66,553.39

Sources: Pieces of equipment and equipment CO₂ (Attachment A); kg/CO₂/Gallon (The Climate Registry 2020).

Notes: CO₂ = carbon dioxide; MT = metric ton; kg = kilogram.

Fuel consumption from worker, vendor, and haul truck trips are estimated by converting the total CO₂ emissions from each construction phase to gallons using the conversion factors for CO₂ to gallons of gasoline or diesel. Worker vehicles are assumed to be gasoline and vendor/hauling vehicles are assumed to be diesel. Calculations for total worker, vendor, and haul truck fuel consumption are provided in Tables 8, 9, and 10.

Table 8. Construction Worker Gasoline Demand

Phase	Trips	Vehicle MT CO ₂	kg/CO ₂ /Gallon	Gallons
Demolition	320	1.00	8.78	113.86
Site Prep	180	0.56	8.78	64.04
Grading	320	1.00	8.78	113.86
Building Construction	93,100	280.79	8.78	31,981.03
Paving	320	0.95	8.78	108.31
Architectural Coating	760	2.26	8.78	257.26
Total				32,638.36

Sources: Trips and vehicle CO₂ (Attachment A); kg/CO₂/Gallon (The Climate Registry 2020).

Notes: MT = metric ton; CO₂ = carbon dioxide; kg = kilogram.

Table 9. Construction Vendor Diesel Demand

Phase	Trips	Vehicle MT CO ₂	kg/CO ₂ /Gallon	Gallons
Demolition	0	0	10.21	0
Site Prep and Grading	0	0	10.21	0

Table 9. Construction Vendor Diesel Demand

Phase	Trips	Vehicle MT CO ₂	kg/CO ₂ /Gallon	Gallons
Grading	0	0	10.21	0
Building Construction	25,480	256.73	10.21	25,144.64
Paving	0	0	10.21	0
Architectural Coating	0	0	10.21	0
Total				25,144.64

Sources: Trips and vehicle CO₂ (Attachment A); kg/CO₂/Gallon (The Climate Registry 2020).

Notes: MT = metric ton; CO₂ = carbon dioxide; kg = kilogram.

Table 10. Construction Haul Truck Diesel Demand

Phase	Trips	Vehicle MT CO ₂	kg/CO ₂ /Gallon	Gallons
Demolition	160	0.25	10.21	24.51
Site Prep and Grading	0	0	10.21	0
Grading	31,040	48.54	10.21	4,753.79
Building Construction	0	0	10.21	0
Paving	0	0	10.21	0
Architectural Coating	0	0	10.21	0
Total				4,778.30

Sources: Trips and vehicle CO₂ (Attachment A); kg/CO₂/Gallon (The Climate Registry 2020).

Notes: MT = metric ton; CO₂ = carbon dioxide; kg = kilogram.

In summary, construction of the proposed project is conservatively anticipated to consume 32,638 gallons of gasoline and 96,476 gallons of diesel over the construction period. By comparison, in 2020, the total petroleum consumption within the County of Solano was 215 million gallons (CARB 2020). The proposed project would also be required to comply with CARB’s Airborne Toxics Control Measures, which restrict heavy-duty diesel vehicle idling time to 5 minutes. In addition, all construction activities must be conducted in accordance with applicable regulations related to the recycling of construction and demolition debris. Therefore, the project’s short-term construction activities would not result in potentially significant environmental impact due to wasteful, inefficient, or unnecessary consumption of energy resources, during project construction, and no mitigation is required.

Operation Energy Use

Electricity. Operation of the proposed project upon buildout would require electricity for multiple purposes, including cooling, heating, lighting, appliances, and various equipment. Additionally, the supply, conveyance, treatment, and distribution of water and wastewater would indirectly result in electricity usage. Electricity consumption associated with proposed project operation is based on CalEEMod outputs presented in Attachment A of this memorandum.

CalEEMod default values for energy consumption for each land use were applied for the project analysis. The energy use from residential land uses is calculated in CalEEMod based on the California Residential End-Use Survey database. For parking lots, CalEEMod includes calculation of energy use from lighting, ventilation and elevators in parking lots and structures and is based on the type of parking lot selected by the user. Energy use in buildings

(both natural gas and electricity) is divided by the program into end use categories subject to California Building Standards Code (Title 24) requirements (end uses associated with the building envelope, such as the HVAC system, water heating system, and integrated lighting) and those not subject to California Building Standards Code requirements (such as appliances, electronics, and miscellaneous “plug-in” uses).

Title 24 of the California Code of Regulations serves to enhance and regulate California’s building standards. The proposed project would meet the 2019 California Building Energy Efficiency Standards (24 CCR, Part 6) at a minimum. The project operational energy emissions were assumed to meet the 2019 Title 24 Standards, the default assumptions in CalEEMod version 2020.4.0. According to these estimations, the proposed Project would consume approximately 775,157 kilowatt-hours per year during operation. For comparison, in 2020 the total residential and non-residential electricity demand in Solano County was 3.3 billion kilowatt-hours (CEC 2020). For these reasons, the electricity consumption of the proposed project would not be considered inefficient or wasteful, and impacts would be less than significant.

Natural Gas. The proposed project will exclude natural gas appliances and natural gas plumbing project. As such, the proposed project would not be considered inefficient or wasteful, and impacts would be less than significant.

Petroleum. Although the proposed project would increase petroleum use during operation as a result of employees, visitors, and residences traveling to and from the project site, the use would be a small fraction of the countywide use and, due to efficiency increases, would diminish over time. Petroleum fuel consumption associated with motor vehicles traveling is a function of the vehicle miles traveled (VMT) as a result of proposed project operation. The annual VMT attributable to the proposed project is expected to be 1,552,716 VMT. Similar to the construction worker and vendor trips, fuel consumption from operational trips are estimated by converting the total CO₂ emissions from operation of the proposed project to gallons using the conversion factors for CO₂ to gallons of gasoline or diesel. Based on the annual fleet mix provided in CalEEMod, 95% of the fleet range from light-duty to medium-duty vehicles and motorcycles are assumed to run on gasoline. The remaining 5% of vehicles represent medium-heavy duty to heavy-duty vehicles and buses and are assumed to run on diesel. Calculations for annual mobile fuel consumption are provided in Table 11.

Table 11. Annual Mobile Source Demand (Gasoline and Diesel)

	Vehicle MT CO ₂	kg/CO ₂ /Gallon	Gallons
Gasoline: Operations	461.74	8.78	52,590.24
Diesel: Operations	23.79	10.21	2,329.58

Sources: Trips and vehicle CO₂ (Attachment A; kg/CO₂/Gallon (The Climate Registry 2020).

Notes: MT = metric ton; CO₂ = carbon dioxide; kg = kilogram

Over the lifetime of the proposed project, the fuel efficiency of on-road vehicles associated with the residential development is expected to increase. As such, the amount of petroleum consumed as a result of vehicular trips to and from the project site during operation would decrease over time. There are numerous regulations in place that require and encourage increased fuel efficiency. For example, the CARB has adopted an approach to passenger vehicles by combining the control of smog-causing pollutants and greenhouse gas (GHG) emissions into a single, coordinated package of standards. In 2012, CARB approved a new emissions-control program for model years 2017 through 2025. The program combines the control of smog, soot, and global-warming gases with requirements for greater numbers of zero-emissions vehicles into a single package of standards called Advanced Clean Cars. By

2025, when the rules would be fully implemented, new automobiles would emit 34% fewer global-warming gases and 75% fewer smog-forming emissions (CARB 2020).

Additionally, in response to Senate Bill 375, CARB adopted the goal of reducing per-capita GHG emissions from 2005 levels by 18% by 2035 for light-duty passenger vehicles in the planning area for the SCAG. As such, operation of the proposed project is expected to use decreasing amounts of petroleum over time due to advances in fuel economy. As codified in California Government Code Section 65080, SB 375 requires metropolitan planning organizations to include a sustainable communities strategy in their regional transportation plan. The main focus of the sustainable communities strategy is to plan for growth in a fashion that will ultimately reduce GHG emissions, but the strategy is also part of a bigger effort to address other development issues, including transit and vehicle miles traveled (VMT), which influence the consumption of petroleum-based fuels.

In summary, although the proposed project would increase petroleum use during operation as a result residential development, the use would be a fraction of the state- and County-wide use and, due to efficiency increases, would diminish over time.

Renewable Energy Potential

As stated above the proposed project will include onsite photovoltaic systems, other renewable energy systems including wind turbine generation, geothermal generation, energy storage and other renewable energy generation features are not considered technically or economically feasible and / or demonstrated for a similar project. Additionally, site constraints include limited land availability and incompatibility with land use for large scale power generation facilities as well as unknown interconnection feasibility and compatibility with utility provider systems. For these reasons other onsite renewable energy systems are not considered feasible for the proposed project.

Given these considerations, petroleum consumption associated with the proposed project would not be considered inefficient or wasteful and would result in a **less-than-significant impact**.

E-2: Would the project conflict with or obstruct a state or local plan for renewable energy or energy efficiency?

Less Than Significant Impact. Part 6 of Title 24 of the California Code of Regulations was established in 1978 and serves to enhance and regulate California's building standards. Part 6 establishes energy efficiency standards for residential and non-residential buildings constructed in California to reduce energy demand and consumption. Part 6 is updated periodically (every 3 years) to incorporate and consider new energy efficiency technologies and methodologies. Title 24 also includes Part 11, the California Green Building Standards Code (CALGreen). CALGreen institutes mandatory minimum environmental performance standards for all ground-up, new construction of commercial, low-rise residential, and state-owned buildings, as well as schools and hospitals. The proposed project would meet the 2019 CALGreen (24 CCR, Part 6) standards at a minimum.

The proposed project would follow applicable energy standards and regulations during construction. In addition, the proposed project would be built and operated in accordance with all existing, applicable regulations at the time of construction. As such, the proposed project would not conflict with existing energy standards and regulations; therefore, impacts during construction and operation of the proposed project would be **less than significant**.

3.5 Mitigation Measures

No mitigation is required.

3.6 Level of Significance After Mitigation

No mitigation measures are proposed, and energy impacts would be less than significant without mitigation.

4 References

- CAPCOA (California Air Pollution Control Officers Association). 2008. CEQA and Climate Change: Evaluating and Addressing Greenhouse Gas Emissions from Projects Subject to the California Environmental Quality Act. January 2008.
- CAPCOA. 2021. California Emissions Estimator Model (CalEEMod) User's Guide Version 2020.4.0. <http://www.caleemod.com>.
- CARB (California Air Resources Board). 2020. EMFAC2021 Web Database. CARB, Air Quality Planning & Science Division, Mobile Source Analysis Branch. Accessed March 2022. <https://arb.ca.gov/emfac/emissions-inventory>
- CEC (California Energy Commission). 2016. 2015 Integrated Energy Policy Report. Publication Number: CEC-100-2015-001-CMF. Submitted June 18, 2016.
- CEC (California Energy Commission). 2019a. Pacific Gas & Electric 2018 Power Content Label. https://www.energy.ca.gov/sites/default/files/2020-01/2018_PCL_PG_and_E.pdf
- CEC. 2019b. California Energy Commission, Petroleum Watch, Accessed May 2022, https://www.energy.ca.gov/sites/default/files/2021-07/2021-07_Petroleum_Watch.pdf
- CEC. 2020. "Electricity Consumption by County." Accessed March 2022.
- CEC. 2021a. Electricity Consumption By Investor Owned Utility. <http://www.ecdms.energy.ca.gov/elecbyutil.aspx>
- CEC. 2021b. Gas Consumption By Investor Owned Utility. <http://www.ecdms.energy.ca.gov/gasbyutil.aspx>.
- CNRA (California Natural Resources Agency). 2009. Final Statement of Reasons for Regulatory Action: Amendments to the State CEQA Guidelines Addressing Analysis and Mitigation of Greenhouse Gas Emissions Pursuant to SB 97. December 2009.
- CPUC (California Public Utilities Commission). 2016. Biennial RPS Program Update. January 1, 2016. Accessed June 10, 2020. <https://www.cpuc.ca.gov/WorkArea/DownloadAsset.aspx?id=8323>.
- CPUC (California Public Utilities Commission). 2020. "Natural Gas and California." Accessed May 12, 2020. https://www.cpuc.ca.gov/natural_gas/.
- CPUC. 2021. 2021 California Renewables Portfolio Standard Annual Report, November 2021, California Public Utilities Commission.
- DMV (California Department of Motor Vehicles). 2020 Department of Motor Vehicles Strategic Plan: 2021-2026, Accessed May 2022, <https://www.dmv.ca.gov/portal/about-the-california-department-of-motor-vehicles/departments-of-motor-vehicles-strategic-plan/>
- EIA (U.S. Energy Information Administration). 2021 "Total Petroleum Consumption Estimates, 2018." [Online] 2021. Accessed March 2021.

https://www.eia.gov/state/seds/data.php?incfile=/state/seds/sep_fuel/html/fuel_use_pa.html&sid=US&sid=CA.

IPCC (Intergovernmental Panel on Climate Change). 2007. IPCC Fourth Assessment Synthesis of Scientific-Technical Information Relevant to Interpreting Article 2 of the U.N. Framework Convention on Climate Change CARB (California Air Resources Board). 2012. Advanced Clean Cars Program. Accessed April 19, 2021. <https://ww2.arb.ca.gov/our-work/programs/advanced-clean-cars-program/about>.

The Climate Registry. 2020. "2019 Default Emission Factors." May 2019. Accessed May 12, 2020. <https://www.theclimateregistry.org/wp-content/uploads/2019/05/The-Climate-Registry-2019-Default-Emission-Factor-Document.pdf>.

TJKM. 2021. Draft Traffic Impact Analysis Report. Red Tail Fairfield Traffic Study, September 24, 2021.

1776 Sunset Ave Farifield - Bay Area AQMD Air District, Annual

EMFAC Off-Model Adjustment Factors for Gasoline Light Duty Vehicle to Account for the SAFE Vehicle Rule Applied

**1776 Sunset Ave Farifield
Bay Area AQMD Air District, Annual**

1.0 Project Characteristics

1.1 Land Usage

Land Uses	Size	Metric	Lot Acreage	Floor Surface Area	Population
Other Asphalt Surfaces	72.57	1000sqft	1.67	72,566.00	0
Parking Lot	5.17	1000sqft	0.12	5,166.00	0
Apartments Mid Rise	130.00	Dwelling Unit	3.42	168,896.00	372
City Park	3.47	Acre	3.47	151,153.20	0
Recreational Swimming Pool	1.38	1000sqft	0.03	1,375.00	0

1.2 Other Project Characteristics

Urbanization	Urban	Wind Speed (m/s)	2.2	Precipitation Freq (Days)	64
Climate Zone	4			Operational Year	2026
Utility Company	Pacific Gas and Electric Company				
CO2 Intensity (lb/MWhr)	203.98	CH4 Intensity (lb/MWhr)	0.033	N2O Intensity (lb/MWhr)	0.004

1.3 User Entered Comments & Non-Default Data

Project Characteristics -

Land Use - Based on applicant provided information.

Construction Phase - Default values, except building construction extended to October 2025, based on operational year of 2026.

Off-road Equipment - Default values

Off-road Equipment - Default values

Off-road Equipment - Default values

Off-road Equipment - Default values

Off-road Equipment - Default values

1776 Sunset Ave Farifield - Bay Area AQMD Air District, Annual

EMFAC Off-Model Adjustment Factors for Gasoline Light Duty Vehicle to Account for the SAFE Vehicle Rule Applied

Off-road Equipment - Default values

Trips and VMT - Default values rounded up to even values to account for arriving and departing trips.

On-road Fugitive Dust - Default values

Demolition - Based on applicant provided information

Grading - Based on applicant provided information.

Architectural Coating - Default values

Vehicle Trips - Consistent with the Traffic report.

Vehicle Emission Factors - Default values

Vehicle Emission Factors - Default values

Vehicle Emission Factors - Default values

Road Dust - Default values.

Woodstoves - No natural gas or wood fired fireplaces or woodstoves.

Consumer Products - Default values

Area Coating - Default values

Landscape Equipment - Default values

Energy Use - Revised to reflect no natural gas consumption. Electricity increased to account for default natural gas assumptions.

Water And Wastewater - Default values

Solid Waste - Default values

Construction Off-road Equipment Mitigation -

Area Mitigation -

Fleet Mix - Default values

Table Name	Column Name	Default Value	New Value
tblConstructionPhase	NumDays	230.00	490.00
tblConstructionPhase	PhaseEndDate	10/25/2024	10/25/2025
tblConstructionPhase	PhaseEndDate	11/22/2024	11/21/2025
tblConstructionPhase	PhaseEndDate	12/20/2024	12/19/2025
tblConstructionPhase	PhaseStartDate	10/26/2024	10/26/2025
tblConstructionPhase	PhaseStartDate	11/23/2024	11/23/2025

1776 Sunset Ave Farfield - Bay Area AQMD Air District, Annual

EMFAC Off-Model Adjustment Factors for Gasoline Light Duty Vehicle to Account for the SAFE Vehicle Rule Applied

tblEnergyUse	NT24E	3,054.10	3,331.41
tblEnergyUse	NT24NG	3,155.00	0.00
tblEnergyUse	T24E	70.89	1,875.99
tblEnergyUse	T24NG	5,226.68	0.00
tblFireplaces	FireplaceDayYear	11.14	0.00
tblFireplaces	FireplaceHourDay	3.50	0.00
tblFireplaces	FireplaceWoodMass	228.80	0.00
tblFireplaces	NumberGas	19.50	0.00
tblFireplaces	NumberNoFireplace	5.20	0.00
tblFireplaces	NumberWood	22.10	0.00
tblGrading	MaterialImported	0.00	12,420.00
tblLandUse	LandUseSquareFeet	72,570.00	72,566.00
tblLandUse	LandUseSquareFeet	5,170.00	5,166.00
tblLandUse	LandUseSquareFeet	130,000.00	168,896.00
tblLandUse	LandUseSquareFeet	1,380.00	1,375.00
tblTripsAndVMT	HaulingTripNumber	7.00	8.00
tblTripsAndVMT	WorkerTripNumber	15.00	16.00
tblTripsAndVMT	WorkerTripNumber	15.00	16.00
tblTripsAndVMT	WorkerTripNumber	15.00	16.00
tblVehicleTrips	ST_TR	1.96	0.00
tblVehicleTrips	ST_TR	9.10	0.00
tblVehicleTrips	SU_TR	2.19	0.00
tblVehicleTrips	SU_TR	13.60	0.00
tblVehicleTrips	WD_TR	0.78	0.00
tblVehicleTrips	WD_TR	28.82	0.00
tblWoodstoves	NumberCatalytic	2.60	0.00
tblWoodstoves	NumberNoncatalytic	2.60	0.00
tblWoodstoves	WoodstoveDayYear	14.12	0.00
tblWoodstoves	WoodstoveWoodMass	582.40	0.00

1776 Sunset Ave Farifield - Bay Area AQMD Air District, Annual

EMFAC Off-Model Adjustment Factors for Gasoline Light Duty Vehicle to Account for the SAFE Vehicle Rule Applied

2.0 Emissions Summary

1776 Sunset Ave Farfield - Bay Area AQMD Air District, Annual

EMFAC Off-Model Adjustment Factors for Gasoline Light Duty Vehicle to Account for the SAFE Vehicle Rule Applied

2.1 Overall Construction

Unmitigated Construction

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Year	tons/yr										MT/yr					
2023	0.0716	0.7660	0.6280	1.7500e-003	0.2009	0.0303	0.2312	0.0932	0.0282	0.1214	0.0000	159.7758	159.7758	0.0295	8.8300e-003	163.1440
2024	0.2594	2.1031	2.7263	6.5000e-003	0.2414	0.0831	0.3245	0.0653	0.0782	0.1434	0.0000	586.4344	586.4344	0.0786	0.0235	595.4075
2025	1.4572	1.7000	2.3551	5.5100e-003	0.2005	0.0631	0.2636	0.0542	0.0593	0.1135	0.0000	497.7549	497.7549	0.0699	0.0187	505.0787
Maximum	1.4572	2.1031	2.7263	6.5000e-003	0.2414	0.0831	0.3245	0.0932	0.0782	0.1434	0.0000	586.4344	586.4344	0.0786	0.0235	595.4075

Mitigated Construction

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Year	tons/yr										MT/yr					
2023	0.0716	0.7660	0.6280	1.7500e-003	0.1070	0.0303	0.1374	0.0465	0.0282	0.0746	0.0000	159.7757	159.7757	0.0295	8.8300e-003	163.1439
2024	0.2594	2.1031	2.7263	6.5000e-003	0.2414	0.0831	0.3245	0.0653	0.0782	0.1434	0.0000	586.4341	586.4341	0.0786	0.0235	595.4071
2025	1.4572	1.7000	2.3551	5.5100e-003	0.2005	0.0631	0.2636	0.0542	0.0593	0.1135	0.0000	497.7545	497.7545	0.0699	0.0187	505.0784
Maximum	1.4572	2.1031	2.7263	6.5000e-003	0.2414	0.0831	0.3245	0.0653	0.0782	0.1434	0.0000	586.4341	586.4341	0.0786	0.0235	595.4071

1776 Sunset Ave Farfield - Bay Area AQMD Air District, Annual

EMFAC Off-Model Adjustment Factors for Gasoline Light Duty Vehicle to Account for the SAFE Vehicle Rule 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	14.60	0.00	11.45	21.98	0.00	12.36	0.00	0.00	0.00	0.00	0.00	0.00

Quarter	Start Date	End Date	Maximum Unmitigated ROG + NOX (tons/quarter)	Maximum Mitigated ROG + NOX (tons/quarter)
1	10-1-2023	12-31-2023	0.8459	0.8459
2	1-1-2024	3-31-2024	0.5898	0.5898
3	4-1-2024	6-30-2024	0.5832	0.5832
4	7-1-2024	9-30-2024	0.5896	0.5896
5	10-1-2024	12-31-2024	0.5963	0.5963
6	1-1-2025	3-31-2025	0.5464	0.5464
7	4-1-2025	6-30-2025	0.5461	0.5461
8	7-1-2025	9-30-2025	0.5521	0.5521
		Highest	0.8459	0.8459

1776 Sunset Ave Farfield - Bay Area AQMD Air District, Annual

EMFAC Off-Model Adjustment Factors for Gasoline Light Duty Vehicle to Account for the SAFE Vehicle Rule 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	tons/yr										MT/yr					
Area	0.8503	0.0111	0.9651	5.0000e-005		5.3500e-003	5.3500e-003		5.3500e-003	5.3500e-003	0.0000	1.5782	1.5782	1.5100e-003	0.0000	1.6161
Energy	0.0000	0.0000	0.0000	0.0000		0.0000	0.0000		0.0000	0.0000	0.0000	71.7205	71.7205	0.0116	1.4100e-003	72.4297
Mobile	0.2577	0.2834	2.4040	5.0200e-003	0.5723	3.6900e-003	0.5760	0.1529	3.4300e-003	0.1564	0.0000	478.0288	478.0288	0.0305	0.0226	485.5278
Waste						0.0000	0.0000		0.0000	0.0000	13.7973	0.0000	13.7973	0.8154	0.0000	34.1822
Water						0.0000	0.0000		0.0000	0.0000	2.7130	7.3656	10.0787	0.2799	6.7200e-003	19.0786
Total	1.1080	0.2945	3.3691	5.0700e-003	0.5723	9.0400e-003	0.5814	0.1529	8.7800e-003	0.1617	16.5103	558.6931	575.2034	1.1389	0.0307	612.8344

1776 Sunset Ave Farfield - Bay Area AQMD Air District, Annual

EMFAC Off-Model Adjustment Factors for Gasoline Light Duty Vehicle to Account for the SAFE Vehicle Rule Applied

2.2 Overall Operational

Mitigated Operational

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	tons/yr										MT/yr					
Area	0.8503	0.0111	0.9651	5.0000e-005		5.3500e-003	5.3500e-003		5.3500e-003	5.3500e-003	0.0000	1.5782	1.5782	1.5100e-003	0.0000	1.6161
Energy	0.0000	0.0000	0.0000	0.0000		0.0000	0.0000		0.0000	0.0000	0.0000	71.7205	71.7205	0.0116	1.4100e-003	72.4297
Mobile	0.2577	0.2834	2.4040	5.0200e-003	0.5723	3.6900e-003	0.5760	0.1529	3.4300e-003	0.1564	0.0000	478.0288	478.0288	0.0305	0.0226	485.5278
Waste						0.0000	0.0000		0.0000	0.0000	13.7973	0.0000	13.7973	0.8154	0.0000	34.1822
Water						0.0000	0.0000		0.0000	0.0000	2.7130	7.3656	10.0787	0.2799	6.7200e-003	19.0786
Total	1.1080	0.2945	3.3691	5.0700e-003	0.5723	9.0400e-003	0.5814	0.1529	8.7800e-003	0.1617	16.5103	558.6931	575.2034	1.1389	0.0307	612.8344

	ROG	NOx	CO	SO2	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	Demolition	Demolition	10/1/2023	10/27/2023	5	20	
2	Site Preparation	Site Preparation	10/28/2023	11/10/2023	5	10	
3	Grading	Grading	11/11/2023	12/8/2023	5	20	

1776 Sunset Ave Farfield - Bay Area AQMD Air District, Annual

EMFAC Off-Model Adjustment Factors for Gasoline Light Duty Vehicle to Account for the SAFE Vehicle Rule Applied

4	Building Construction	Building Construction	12/9/2023	10/25/2025	5	490
5	Paving	Paving	10/26/2025	11/21/2025	5	20
6	Architectural Coating	Architectural Coating	11/23/2025	12/19/2025	5	20

Acres of Grading (Site Preparation Phase): 15

Acres of Grading (Grading Phase): 20

Acres of Paving: 1.79

Residential Indoor: 342,014; Residential Outdoor: 114,005; Non-Residential Indoor: 11,753; Non-Residential Outdoor: 3,918; Striped Parking Area: 4,664 (Architectural Coating – sqft)

OffRoad Equipment

Phase Name	Offroad Equipment Type	Amount	Usage Hours	Horse Power	Load Factor
Demolition	Concrete/Industrial Saws	1	8.00	81	0.73
Demolition	Excavators	3	8.00	158	0.38
Demolition	Rubber Tired Dozers	2	8.00	247	0.40
Site Preparation	Rubber Tired Dozers	3	8.00	247	0.40
Site Preparation	Tractors/Loaders/Backhoes	4	8.00	97	0.37
Grading	Excavators	1	8.00	158	0.38
Grading	Graders	1	8.00	187	0.41
Grading	Rubber Tired Dozers	1	8.00	247	0.40
Grading	Tractors/Loaders/Backhoes	3	8.00	97	0.37
Building Construction	Cranes	1	7.00	231	0.29
Building Construction	Forklifts	3	8.00	89	0.20
Building Construction	Generator Sets	1	8.00	84	0.74
Building Construction	Tractors/Loaders/Backhoes	3	7.00	97	0.37
Building Construction	Welders	1	8.00	46	0.45
Paving	Pavers	2	8.00	130	0.42
Paving	Paving Equipment	2	8.00	132	0.36
Paving	Rollers	2	8.00	80	0.38

1776 Sunset Ave Farfield - Bay Area AQMD Air District, Annual

EMFAC Off-Model Adjustment Factors for Gasoline Light Duty Vehicle to Account for the SAFE Vehicle Rule Applied

Architectural Coating	Air Compressors	1	6.00	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
Demolition	6	16.00	0.00	8.00	10.80	7.30	20.00	LD_Mix	HDT_Mix	HHDT
Site Preparation	7	18.00	0.00	0.00	10.80	7.30	20.00	LD_Mix	HDT_Mix	HHDT
Grading	6	16.00	0.00	1,552.00	10.80	7.30	20.00	LD_Mix	HDT_Mix	HHDT
Building Construction	9	190.00	52.00	0.00	10.80	7.30	20.00	LD_Mix	HDT_Mix	HHDT
Paving	6	16.00	0.00	0.00	10.80	7.30	20.00	LD_Mix	HDT_Mix	HHDT
Architectural Coating	1	38.00	0.00	0.00	10.80	7.30	20.00	LD_Mix	HDT_Mix	HHDT

3.1 Mitigation Measures Construction

Water Exposed Area

3.2 Demolition - 2023

Unmitigated Construction On-Site

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	tons/yr										MT/yr					
Fugitive Dust					7.9000e-004	0.0000	7.9000e-004	1.2000e-004	0.0000	1.2000e-004	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Off-Road	0.0227	0.2148	0.1964	3.9000e-004		9.9800e-003	9.9800e-003		9.2800e-003	9.2800e-003	0.0000	33.9921	33.9921	9.5200e-003	0.0000	34.2301
Total	0.0227	0.2148	0.1964	3.9000e-004	7.9000e-004	9.9800e-003	0.0108	1.2000e-004	9.2800e-003	9.4000e-003	0.0000	33.9921	33.9921	9.5200e-003	0.0000	34.2301

1776 Sunset Ave Farfield - Bay Area AQMD Air District, Annual

EMFAC Off-Model Adjustment Factors for Gasoline Light Duty Vehicle to Account for the SAFE Vehicle Rule Applied

3.2 Demolition - 2023

Unmitigated Construction Off-Site

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	tons/yr										MT/yr					
Hauling	1.0000e-005	5.4000e-004	1.3000e-004	0.0000	7.0000e-005	0.0000	7.0000e-005	2.0000e-005	0.0000	2.0000e-005	0.0000	0.2387	0.2387	1.0000e-005	4.0000e-005	0.2502
Vendor	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Worker	4.1000e-004	2.8000e-004	3.5500e-003	1.0000e-005	1.2600e-003	1.0000e-005	1.2700e-003	3.4000e-004	1.0000e-005	3.4000e-004	0.0000	0.9909	0.9909	3.0000e-005	3.0000e-005	0.9997
Total	4.2000e-004	8.2000e-004	3.6800e-003	1.0000e-005	1.3300e-003	1.0000e-005	1.3400e-003	3.6000e-004	1.0000e-005	3.6000e-004	0.0000	1.2296	1.2296	4.0000e-005	7.0000e-005	1.2499

Mitigated Construction On-Site

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	tons/yr										MT/yr					
Fugitive Dust					3.6000e-004	0.0000	3.6000e-004	5.0000e-005	0.0000	5.0000e-005	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Off-Road	0.0227	0.2148	0.1964	3.9000e-004		9.9800e-003	9.9800e-003		9.2800e-003	9.2800e-003	0.0000	33.9920	33.9920	9.5200e-003	0.0000	34.2300
Total	0.0227	0.2148	0.1964	3.9000e-004	3.6000e-004	9.9800e-003	0.0103	5.0000e-005	9.2800e-003	9.3300e-003	0.0000	33.9920	33.9920	9.5200e-003	0.0000	34.2300

1776 Sunset Ave Farfield - Bay Area AQMD Air District, Annual

EMFAC Off-Model Adjustment Factors for Gasoline Light Duty Vehicle to Account for the SAFE Vehicle Rule Applied

3.2 Demolition - 2023

Mitigated Construction Off-Site

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	tons/yr										MT/yr					
Hauling	1.0000e-005	5.4000e-004	1.3000e-004	0.0000	7.0000e-005	0.0000	7.0000e-005	2.0000e-005	0.0000	2.0000e-005	0.0000	0.2387	0.2387	1.0000e-005	4.0000e-005	0.2502
Vendor	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Worker	4.1000e-004	2.8000e-004	3.5500e-003	1.0000e-005	1.2600e-003	1.0000e-005	1.2700e-003	3.4000e-004	1.0000e-005	3.4000e-004	0.0000	0.9909	0.9909	3.0000e-005	3.0000e-005	0.9997
Total	4.2000e-004	8.2000e-004	3.6800e-003	1.0000e-005	1.3300e-003	1.0000e-005	1.3400e-003	3.6000e-004	1.0000e-005	3.6000e-004	0.0000	1.2296	1.2296	4.0000e-005	7.0000e-005	1.2499

3.3 Site Preparation - 2023

Unmitigated Construction On-Site

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	tons/yr										MT/yr					
Fugitive Dust					0.0983	0.0000	0.0983	0.0505	0.0000	0.0505	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Off-Road	0.0133	0.1376	0.0912	1.9000e-004		6.3300e-003	6.3300e-003		5.8200e-003	5.8200e-003	0.0000	16.7254	16.7254	5.4100e-003	0.0000	16.8606
Total	0.0133	0.1376	0.0912	1.9000e-004	0.0983	6.3300e-003	0.1046	0.0505	5.8200e-003	0.0563	0.0000	16.7254	16.7254	5.4100e-003	0.0000	16.8606

1776 Sunset Ave Farfield - Bay Area AQMD Air District, Annual

EMFAC Off-Model Adjustment Factors for Gasoline Light Duty Vehicle to Account for the SAFE Vehicle Rule Applied

3.3 Site Preparation - 2023

Unmitigated Construction Off-Site

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	tons/yr										MT/yr					
Hauling	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Vendor	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Worker	2.3000e-004	1.6000e-004	2.0000e-003	1.0000e-005	7.1000e-004	0.0000	7.1000e-004	1.9000e-004	0.0000	1.9000e-004	0.0000	0.5574	0.5574	2.0000e-005	2.0000e-005	0.5623
Total	2.3000e-004	1.6000e-004	2.0000e-003	1.0000e-005	7.1000e-004	0.0000	7.1000e-004	1.9000e-004	0.0000	1.9000e-004	0.0000	0.5574	0.5574	2.0000e-005	2.0000e-005	0.5623

Mitigated Construction On-Site

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	tons/yr										MT/yr					
Fugitive Dust					0.0442	0.0000	0.0442	0.0227	0.0000	0.0227	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Off-Road	0.0133	0.1376	0.0912	1.9000e-004		6.3300e-003	6.3300e-003		5.8200e-003	5.8200e-003	0.0000	16.7253	16.7253	5.4100e-003	0.0000	16.8606
Total	0.0133	0.1376	0.0912	1.9000e-004	0.0442	6.3300e-003	0.0506	0.0227	5.8200e-003	0.0286	0.0000	16.7253	16.7253	5.4100e-003	0.0000	16.8606

1776 Sunset Ave Farfield - Bay Area AQMD Air District, Annual

EMFAC Off-Model Adjustment Factors for Gasoline Light Duty Vehicle to Account for the SAFE Vehicle Rule Applied

3.3 Site Preparation - 2023

Mitigated Construction Off-Site

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	tons/yr										MT/yr					
Hauling	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Vendor	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Worker	2.3000e-004	1.6000e-004	2.0000e-003	1.0000e-005	7.1000e-004	0.0000	7.1000e-004	1.9000e-004	0.0000	1.9000e-004	0.0000	0.5574	0.5574	2.0000e-005	2.0000e-005	0.5623
Total	2.3000e-004	1.6000e-004	2.0000e-003	1.0000e-005	7.1000e-004	0.0000	7.1000e-004	1.9000e-004	0.0000	1.9000e-004	0.0000	0.5574	0.5574	2.0000e-005	2.0000e-005	0.5623

3.4 Grading - 2023

Unmitigated Construction On-Site

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	tons/yr										MT/yr					
Fugitive Dust					0.0715	0.0000	0.0715	0.0344	0.0000	0.0344	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Off-Road	0.0171	0.1794	0.1475	3.0000e-004		7.7500e-003	7.7500e-003		7.1300e-003	7.1300e-003	0.0000	26.0606	26.0606	8.4300e-003	0.0000	26.2713
Total	0.0171	0.1794	0.1475	3.0000e-004	0.0715	7.7500e-003	0.0793	0.0344	7.1300e-003	0.0415	0.0000	26.0606	26.0606	8.4300e-003	0.0000	26.2713

1776 Sunset Ave Farfield - Bay Area AQMD Air District, Annual

EMFAC Off-Model Adjustment Factors for Gasoline Light Duty Vehicle to Account for the SAFE Vehicle Rule Applied

3.4 Grading - 2023

Unmitigated Construction Off-Site

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	tons/yr										MT/yr					
Hauling	1.6200e-003	0.1052	0.0248	4.7000e-004	0.0131	8.5000e-004	0.0140	3.6100e-003	8.1000e-004	4.4200e-003	0.0000	46.3112	46.3112	1.5200e-003	7.3400e-003	48.5362
Vendor	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Worker	4.1000e-004	2.8000e-004	3.5500e-003	1.0000e-005	1.2600e-003	1.0000e-005	1.2700e-003	3.4000e-004	1.0000e-005	3.4000e-004	0.0000	0.9909	0.9909	3.0000e-005	3.0000e-005	0.9997
Total	2.0300e-003	0.1055	0.0283	4.8000e-004	0.0144	8.6000e-004	0.0152	3.9500e-003	8.2000e-004	4.7600e-003	0.0000	47.3020	47.3020	1.5500e-003	7.3700e-003	49.5359

Mitigated Construction On-Site

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	tons/yr										MT/yr					
Fugitive Dust					0.0322	0.0000	0.0322	0.0155	0.0000	0.0155	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Off-Road	0.0171	0.1794	0.1475	3.0000e-004		7.7500e-003	7.7500e-003		7.1300e-003	7.1300e-003	0.0000	26.0606	26.0606	8.4300e-003	0.0000	26.2713
Total	0.0171	0.1794	0.1475	3.0000e-004	0.0322	7.7500e-003	0.0399	0.0155	7.1300e-003	0.0226	0.0000	26.0606	26.0606	8.4300e-003	0.0000	26.2713

1776 Sunset Ave Farfield - Bay Area AQMD Air District, Annual

EMFAC Off-Model Adjustment Factors for Gasoline Light Duty Vehicle to Account for the SAFE Vehicle Rule Applied

3.4 Grading - 2023

Mitigated Construction Off-Site

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	tons/yr										MT/yr					
Hauling	1.6200e-003	0.1052	0.0248	4.7000e-004	0.0131	8.5000e-004	0.0140	3.6100e-003	8.1000e-004	4.4200e-003	0.0000	46.3112	46.3112	1.5200e-003	7.3400e-003	48.5362
Vendor	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Worker	4.1000e-004	2.8000e-004	3.5500e-003	1.0000e-005	1.2600e-003	1.0000e-005	1.2700e-003	3.4000e-004	1.0000e-005	3.4000e-004	0.0000	0.9909	0.9909	3.0000e-005	3.0000e-005	0.9997
Total	2.0300e-003	0.1055	0.0283	4.8000e-004	0.0144	8.6000e-004	0.0152	3.9500e-003	8.2000e-004	4.7600e-003	0.0000	47.3020	47.3020	1.5500e-003	7.3700e-003	49.5359

3.5 Building Construction - 2023

Unmitigated Construction On-Site

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	tons/yr										MT/yr					
Off-Road	0.0118	0.1079	0.1218	2.0000e-004		5.2500e-003	5.2500e-003		4.9400e-003	4.9400e-003	0.0000	17.3854	17.3854	4.1400e-003	0.0000	17.4888
Total	0.0118	0.1079	0.1218	2.0000e-004		5.2500e-003	5.2500e-003		4.9400e-003	4.9400e-003	0.0000	17.3854	17.3854	4.1400e-003	0.0000	17.4888

1776 Sunset Ave Farfield - Bay Area AQMD Air District, Annual

EMFAC Off-Model Adjustment Factors for Gasoline Light Duty Vehicle to Account for the SAFE Vehicle Rule Applied

3.5 Building Construction - 2023

Unmitigated Construction Off-Site

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	tons/yr										MT/yr					
Hauling	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Vendor	4.2000e-004	0.0173	5.4200e-003	8.0000e-005	2.5600e-003	1.0000e-004	2.6600e-003	7.4000e-004	1.0000e-004	8.4000e-004	0.0000	7.6984	7.6984	1.6000e-004	1.1400e-003	8.0417
Worker	3.6500e-003	2.5000e-003	0.0316	1.0000e-004	0.0113	6.0000e-005	0.0113	3.0000e-003	5.0000e-005	3.0500e-003	0.0000	8.8250	8.8250	2.5000e-004	2.4000e-004	8.9035
Total	4.0700e-003	0.0198	0.0370	1.8000e-004	0.0138	1.6000e-004	0.0140	3.7400e-003	1.5000e-004	3.8900e-003	0.0000	16.5234	16.5234	4.1000e-004	1.3800e-003	16.9452

Mitigated Construction On-Site

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	tons/yr										MT/yr					
Off-Road	0.0118	0.1079	0.1218	2.0000e-004		5.2500e-003	5.2500e-003		4.9400e-003	4.9400e-003	0.0000	17.3853	17.3853	4.1400e-003	0.0000	17.4887
Total	0.0118	0.1079	0.1218	2.0000e-004		5.2500e-003	5.2500e-003		4.9400e-003	4.9400e-003	0.0000	17.3853	17.3853	4.1400e-003	0.0000	17.4887

1776 Sunset Ave Farfield - Bay Area AQMD Air District, Annual

EMFAC Off-Model Adjustment Factors for Gasoline Light Duty Vehicle to Account for the SAFE Vehicle Rule Applied

3.5 Building Construction - 2023

Mitigated Construction Off-Site

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	tons/yr										MT/yr					
Hauling	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Vendor	4.2000e-004	0.0173	5.4200e-003	8.0000e-005	2.5600e-003	1.0000e-004	2.6600e-003	7.4000e-004	1.0000e-004	8.4000e-004	0.0000	7.6984	7.6984	1.6000e-004	1.1400e-003	8.0417
Worker	3.6500e-003	2.5000e-003	0.0316	1.0000e-004	0.0113	6.0000e-005	0.0113	3.0000e-003	5.0000e-005	3.0500e-003	0.0000	8.8250	8.8250	2.5000e-004	2.4000e-004	8.9035
Total	4.0700e-003	0.0198	0.0370	1.8000e-004	0.0138	1.6000e-004	0.0140	3.7400e-003	1.5000e-004	3.8900e-003	0.0000	16.5234	16.5234	4.1000e-004	1.3800e-003	16.9452

3.5 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	tons/yr										MT/yr					
Off-Road	0.1928	1.7611	2.1179	3.5300e-003		0.0803	0.0803		0.0756	0.0756	0.0000	303.7223	303.7223	0.0718	0.0000	305.5179
Total	0.1928	1.7611	2.1179	3.5300e-003		0.0803	0.0803		0.0756	0.0756	0.0000	303.7223	303.7223	0.0718	0.0000	305.5179

1776 Sunset Ave Farfield - Bay Area AQMD Air District, Annual

EMFAC Off-Model Adjustment Factors for Gasoline Light Duty Vehicle to Account for the SAFE Vehicle Rule Applied

3.5 Building Construction - 2024

Unmitigated Construction Off-Site

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	tons/yr										MT/yr					
Hauling	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Vendor	7.0500e-003	0.3030	0.0928	1.3600e-003	0.0447	1.7900e-003	0.0465	0.0129	1.7100e-003	0.0146	0.0000	132.3705	132.3705	2.7300e-003	0.0196	138.2730
Worker	0.0596	0.0389	0.5157	1.6100e-003	0.1967	9.7000e-004	0.1976	0.0523	8.9000e-004	0.0532	0.0000	150.3416	150.3416	4.0200e-003	3.9400e-003	151.6166
Total	0.0667	0.3419	0.6084	2.9700e-003	0.2414	2.7600e-003	0.2441	0.0653	2.6000e-003	0.0679	0.0000	282.7121	282.7121	6.7500e-003	0.0235	289.8896

Mitigated Construction On-Site

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	tons/yr										MT/yr					
Off-Road	0.1928	1.7611	2.1179	3.5300e-003		0.0803	0.0803		0.0756	0.0756	0.0000	303.7220	303.7220	0.0718	0.0000	305.5175
Total	0.1928	1.7611	2.1179	3.5300e-003		0.0803	0.0803		0.0756	0.0756	0.0000	303.7220	303.7220	0.0718	0.0000	305.5175

1776 Sunset Ave Farfield - Bay Area AQMD Air District, Annual

EMFAC Off-Model Adjustment Factors for Gasoline Light Duty Vehicle to Account for the SAFE Vehicle Rule Applied

3.5 Building Construction - 2024

Mitigated Construction Off-Site

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	tons/yr										MT/yr					
Hauling	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Vendor	7.0500e-003	0.3030	0.0928	1.3600e-003	0.0447	1.7900e-003	0.0465	0.0129	1.7100e-003	0.0146	0.0000	132.3705	132.3705	2.7300e-003	0.0196	138.2730
Worker	0.0596	0.0389	0.5157	1.6100e-003	0.1967	9.7000e-004	0.1976	0.0523	8.9000e-004	0.0532	0.0000	150.3416	150.3416	4.0200e-003	3.9400e-003	151.6166
Total	0.0667	0.3419	0.6084	2.9700e-003	0.2414	2.7600e-003	0.2441	0.0653	2.6000e-003	0.0679	0.0000	282.7121	282.7121	6.7500e-003	0.0235	289.8896

3.5 Building Construction - 2025

Unmitigated Construction On-Site

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	tons/yr										MT/yr					
Off-Road	0.1456	1.3280	1.7130	2.8700e-003		0.0562	0.0562		0.0529	0.0529	0.0000	246.9942	246.9942	0.0581	0.0000	248.4457
Total	0.1456	1.3280	1.7130	2.8700e-003		0.0562	0.0562		0.0529	0.0529	0.0000	246.9942	246.9942	0.0581	0.0000	248.4457

1776 Sunset Ave Farfield - Bay Area AQMD Air District, Annual

EMFAC Off-Model Adjustment Factors for Gasoline Light Duty Vehicle to Account for the SAFE Vehicle Rule Applied

3.5 Building Construction - 2025

Unmitigated Construction Off-Site

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	tons/yr										MT/yr					
Hauling	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Vendor	5.5900e-003	0.2454	0.0741	1.0900e-003	0.0363	1.4500e-003	0.0378	0.0105	1.3900e-003	0.0119	0.0000	105.7003	105.7003	2.2100e-003	0.0156	110.4121
Worker	0.0456	0.0285	0.3936	1.2600e-003	0.1599	7.5000e-004	0.1606	0.0425	6.9000e-004	0.0432	0.0000	119.3041	119.3041	2.9700e-003	3.0000e-003	120.2733
Total	0.0512	0.2739	0.4677	2.3500e-003	0.1962	2.2000e-003	0.1984	0.0531	2.0800e-003	0.0551	0.0000	225.0043	225.0043	5.1800e-003	0.0186	230.6855

Mitigated Construction On-Site

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	tons/yr										MT/yr					
Off-Road	0.1456	1.3280	1.7130	2.8700e-003		0.0562	0.0562		0.0529	0.0529	0.0000	246.9939	246.9939	0.0581	0.0000	248.4454
Total	0.1456	1.3280	1.7130	2.8700e-003		0.0562	0.0562		0.0529	0.0529	0.0000	246.9939	246.9939	0.0581	0.0000	248.4454

1776 Sunset Ave Farfield - Bay Area AQMD Air District, Annual

EMFAC Off-Model Adjustment Factors for Gasoline Light Duty Vehicle to Account for the SAFE Vehicle Rule Applied

3.5 Building Construction - 2025

Mitigated Construction Off-Site

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	tons/yr										MT/yr					
Hauling	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Vendor	5.5900e-003	0.2454	0.0741	1.0900e-003	0.0363	1.4500e-003	0.0378	0.0105	1.3900e-003	0.0119	0.0000	105.7003	105.7003	2.2100e-003	0.0156	110.4121
Worker	0.0456	0.0285	0.3936	1.2600e-003	0.1599	7.5000e-004	0.1606	0.0425	6.9000e-004	0.0432	0.0000	119.3041	119.3041	2.9700e-003	3.0000e-003	120.2733
Total	0.0512	0.2739	0.4677	2.3500e-003	0.1962	2.2000e-003	0.1984	0.0531	2.0800e-003	0.0551	0.0000	225.0043	225.0043	5.1800e-003	0.0186	230.6855

3.6 Paving - 2025

Unmitigated Construction On-Site

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	tons/yr										MT/yr					
Off-Road	9.1500e-003	0.0858	0.1458	2.3000e-004		4.1900e-003	4.1900e-003		3.8500e-003	3.8500e-003	0.0000	20.0193	20.0193	6.4700e-003	0.0000	20.1811
Paving	2.3400e-003					0.0000	0.0000		0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Total	0.0115	0.0858	0.1458	2.3000e-004		4.1900e-003	4.1900e-003		3.8500e-003	3.8500e-003	0.0000	20.0193	20.0193	6.4700e-003	0.0000	20.1811

1776 Sunset Ave Farfield - Bay Area AQMD Air District, Annual

EMFAC Off-Model Adjustment Factors for Gasoline Light Duty Vehicle to Account for the SAFE Vehicle Rule Applied

3.6 Paving - 2025

Unmitigated Construction Off-Site

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	tons/yr										MT/yr					
Hauling	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Vendor	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Worker	3.6000e-004	2.3000e-004	3.1100e-003	1.0000e-005	1.2600e-003	1.0000e-005	1.2700e-003	3.4000e-004	1.0000e-005	3.4000e-004	0.0000	0.9434	0.9434	2.0000e-005	2.0000e-005	0.9510
Total	3.6000e-004	2.3000e-004	3.1100e-003	1.0000e-005	1.2600e-003	1.0000e-005	1.2700e-003	3.4000e-004	1.0000e-005	3.4000e-004	0.0000	0.9434	0.9434	2.0000e-005	2.0000e-005	0.9510

Mitigated Construction On-Site

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	tons/yr										MT/yr					
Off-Road	9.1500e-003	0.0858	0.1458	2.3000e-004		4.1900e-003	4.1900e-003		3.8500e-003	3.8500e-003	0.0000	20.0192	20.0192	6.4700e-003	0.0000	20.1811
Paving	2.3400e-003					0.0000	0.0000		0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Total	0.0115	0.0858	0.1458	2.3000e-004		4.1900e-003	4.1900e-003		3.8500e-003	3.8500e-003	0.0000	20.0192	20.0192	6.4700e-003	0.0000	20.1811

1776 Sunset Ave Farfield - Bay Area AQMD Air District, Annual

EMFAC Off-Model Adjustment Factors for Gasoline Light Duty Vehicle to Account for the SAFE Vehicle Rule Applied

3.6 Paving - 2025

Mitigated Construction Off-Site

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	tons/yr										MT/yr					
Hauling	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Vendor	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Worker	3.6000e-004	2.3000e-004	3.1100e-003	1.0000e-005	1.2600e-003	1.0000e-005	1.2700e-003	3.4000e-004	1.0000e-005	3.4000e-004	0.0000	0.9434	0.9434	2.0000e-005	2.0000e-005	0.9510
Total	3.6000e-004	2.3000e-004	3.1100e-003	1.0000e-005	1.2600e-003	1.0000e-005	1.2700e-003	3.4000e-004	1.0000e-005	3.4000e-004	0.0000	0.9434	0.9434	2.0000e-005	2.0000e-005	0.9510

3.7 Architectural Coating - 2025

Unmitigated Construction On-Site

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	tons/yr										MT/yr					
Archit. Coating	1.2460					0.0000	0.0000		0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Off-Road	1.7100e-003	0.0115	0.0181	3.0000e-005		5.2000e-004	5.2000e-004		5.2000e-004	5.2000e-004	0.0000	2.5533	2.5533	1.4000e-004	0.0000	2.5567
Total	1.2477	0.0115	0.0181	3.0000e-005		5.2000e-004	5.2000e-004		5.2000e-004	5.2000e-004	0.0000	2.5533	2.5533	1.4000e-004	0.0000	2.5567

1776 Sunset Ave Farfield - Bay Area AQMD Air District, Annual

EMFAC Off-Model Adjustment Factors for Gasoline Light Duty Vehicle to Account for the SAFE Vehicle Rule Applied

3.7 Architectural Coating - 2025

Unmitigated Construction Off-Site

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	tons/yr										MT/yr					
Hauling	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Vendor	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Worker	8.6000e-004	5.4000e-004	7.3900e-003	2.0000e-005	3.0000e-003	1.0000e-005	3.0200e-003	8.0000e-004	1.0000e-005	8.1000e-004	0.0000	2.2405	2.2405	6.0000e-005	6.0000e-005	2.2587
Total	8.6000e-004	5.4000e-004	7.3900e-003	2.0000e-005	3.0000e-003	1.0000e-005	3.0200e-003	8.0000e-004	1.0000e-005	8.1000e-004	0.0000	2.2405	2.2405	6.0000e-005	6.0000e-005	2.2587

Mitigated Construction On-Site

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	tons/yr										MT/yr					
Archit. Coating	1.2460					0.0000	0.0000		0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Off-Road	1.7100e-003	0.0115	0.0181	3.0000e-005		5.2000e-004	5.2000e-004		5.2000e-004	5.2000e-004	0.0000	2.5533	2.5533	1.4000e-004	0.0000	2.5567
Total	1.2477	0.0115	0.0181	3.0000e-005		5.2000e-004	5.2000e-004		5.2000e-004	5.2000e-004	0.0000	2.5533	2.5533	1.4000e-004	0.0000	2.5567

1776 Sunset Ave Farfield - Bay Area AQMD Air District, Annual

EMFAC Off-Model Adjustment Factors for Gasoline Light Duty Vehicle to Account for the SAFE Vehicle Rule Applied

3.7 Architectural Coating - 2025

Mitigated Construction Off-Site

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	tons/yr										MT/yr					
Hauling	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Vendor	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Worker	8.6000e-004	5.4000e-004	7.3900e-003	2.0000e-005	3.0000e-003	1.0000e-005	3.0200e-003	8.0000e-004	1.0000e-005	8.1000e-004	0.0000	2.2405	2.2405	6.0000e-005	6.0000e-005	2.2587
Total	8.6000e-004	5.4000e-004	7.3900e-003	2.0000e-005	3.0000e-003	1.0000e-005	3.0200e-003	8.0000e-004	1.0000e-005	8.1000e-004	0.0000	2.2405	2.2405	6.0000e-005	6.0000e-005	2.2587

4.0 Operational Detail - Mobile

4.1 Mitigation Measures Mobile

1776 Sunset Ave Farfield - Bay Area AQMD Air District, Annual

EMFAC Off-Model Adjustment Factors for Gasoline Light Duty Vehicle to Account for the SAFE Vehicle Rule Applied

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	tons/yr										MT/yr					
Mitigated	0.2577	0.2834	2.4040	5.0200e-003	0.5723	3.6900e-003	0.5760	0.1529	3.4300e-003	0.1564	0.0000	478.0288	478.0288	0.0305	0.0226	485.5278
Unmitigated	0.2577	0.2834	2.4040	5.0200e-003	0.5723	3.6900e-003	0.5760	0.1529	3.4300e-003	0.1564	0.0000	478.0288	478.0288	0.0305	0.0226	485.5278

4.2 Trip Summary Information

Land Use	Average Daily Trip Rate			Unmitigated	Mitigated
	Weekday	Saturday	Sunday	Annual VMT	Annual VMT
Apartments Mid Rise	707.20	638.30	531.70	1,552,716	1,552,716
Other Asphalt Surfaces	0.00	0.00	0.00		
Parking Lot	0.00	0.00	0.00		
City Park	0.00	0.00	0.00		
Recreational Swimming Pool	0.00	0.00	0.00		
Total	707.20	638.30	531.70	1,552,716	1,552,716

4.3 Trip Type Information

Land Use	Miles			Trip %			Trip Purpose %		
	H-W or C-W	H-S or C-C	H-O or C-NW	H-W or C-W	H-S or C-C	H-O or C-NW	Primary	Diverted	Pass-by
Apartments Mid Rise	10.80	4.80	5.70	31.00	15.00	54.00	86	11	3
Other Asphalt Surfaces	9.50	7.30	7.30	0.00	0.00	0.00	0	0	0
Parking Lot	9.50	7.30	7.30	0.00	0.00	0.00	0	0	0
City Park	9.50	7.30	7.30	33.00	48.00	19.00	66	28	6
Recreational Swimming Pool	9.50	7.30	7.30	33.00	48.00	19.00	52	39	9

4.4 Fleet Mix

1776 Sunset Ave Farifield - Bay Area AQMD Air District, Annual

EMFAC Off-Model Adjustment Factors for Gasoline Light Duty Vehicle to Account for the SAFE Vehicle Rule Applied

5.3 Energy by Land Use - Electricity

Unmitigated

	Electricity Use	Total CO2	CH4	N2O	CO2e
Land Use	kWh/yr	MT/yr			
Apartments Mid Rise	773349	71.5532	0.0116	1.4000e-003	72.2607
City Park	0	0.0000	0.0000	0.0000	0.0000
Other Asphalt Surfaces	0	0.0000	0.0000	0.0000	0.0000
Parking Lot	1808.1	0.1673	3.0000e-005	0.0000	0.1690
Recreational Swimming Pool	0	0.0000	0.0000	0.0000	0.0000
Total		71.7205	0.0116	1.4000e-003	72.4297

1776 Sunset Ave Farfield - Bay Area AQMD Air District, Annual

EMFAC Off-Model Adjustment Factors for Gasoline Light Duty Vehicle to Account for the SAFE Vehicle Rule Applied

5.3 Energy by Land Use - Electricity

Mitigated

	Electricity Use	Total CO2	CH4	N2O	CO2e
Land Use	kWh/yr	MT/yr			
Apartments Mid Rise	773349	71.5532	0.0116	1.4000e-003	72.2607
City Park	0	0.0000	0.0000	0.0000	0.0000
Other Asphalt Surfaces	0	0.0000	0.0000	0.0000	0.0000
Parking Lot	1808.1	0.1673	3.0000e-005	0.0000	0.1690
Recreational Swimming Pool	0	0.0000	0.0000	0.0000	0.0000
Total		71.7205	0.0116	1.4000e-003	72.4297

6.0 Area Detail

6.1 Mitigation Measures Area

No Hearths Installed

1776 Sunset Ave Farfield - Bay Area AQMD Air District, Annual

EMFAC Off-Model Adjustment Factors for Gasoline Light Duty Vehicle to Account for the SAFE Vehicle Rule Applied

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	tons/yr										MT/yr					
Mitigated	0.8503	0.0111	0.9651	5.0000e-005		5.3500e-003	5.3500e-003		5.3500e-003	5.3500e-003	0.0000	1.5782	1.5782	1.5100e-003	0.0000	1.6161
Unmitigated	0.8503	0.0111	0.9651	5.0000e-005		5.3500e-003	5.3500e-003		5.3500e-003	5.3500e-003	0.0000	1.5782	1.5782	1.5100e-003	0.0000	1.6161

6.2 Area by SubCategory

Unmitigated

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
SubCategory	tons/yr										MT/yr					
Architectural Coating	0.1246					0.0000	0.0000		0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Consumer Products	0.6967					0.0000	0.0000		0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Hearth	0.0000	0.0000	0.0000	0.0000		0.0000	0.0000		0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Landscaping	0.0290	0.0111	0.9651	5.0000e-005		5.3500e-003	5.3500e-003		5.3500e-003	5.3500e-003	0.0000	1.5782	1.5782	1.5100e-003	0.0000	1.6161
Total	0.8503	0.0111	0.9651	5.0000e-005		5.3500e-003	5.3500e-003		5.3500e-003	5.3500e-003	0.0000	1.5782	1.5782	1.5100e-003	0.0000	1.6161

1776 Sunset Ave Farfield - Bay Area AQMD Air District, Annual

EMFAC Off-Model Adjustment Factors for Gasoline Light Duty Vehicle to Account for the SAFE Vehicle Rule Applied

6.2 Area by SubCategory

Mitigated

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
SubCategory	tons/yr										MT/yr					
Architectural Coating	0.1246					0.0000	0.0000		0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Consumer Products	0.6967					0.0000	0.0000		0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Hearth	0.0000	0.0000	0.0000	0.0000		0.0000	0.0000		0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Landscaping	0.0290	0.0111	0.9651	5.0000e-005		5.3500e-003	5.3500e-003		5.3500e-003	5.3500e-003	0.0000	1.5782	1.5782	1.5100e-003	0.0000	1.6161
Total	0.8503	0.0111	0.9651	5.0000e-005		5.3500e-003	5.3500e-003		5.3500e-003	5.3500e-003	0.0000	1.5782	1.5782	1.5100e-003	0.0000	1.6161

7.0 Water Detail

7.1 Mitigation Measures Water

1776 Sunset Ave Farfield - Bay Area AQMD Air District, Annual

EMFAC Off-Model Adjustment Factors for Gasoline Light Duty Vehicle to Account for the SAFE Vehicle Rule Applied

	Total CO2	CH4	N2O	CO2e
Category	MT/yr			
Mitigated	10.0787	0.2799	6.7200e-003	19.0786
Unmitigated	10.0787	0.2799	6.7200e-003	19.0786

7.2 Water by Land Use

Unmitigated

	Indoor/Outdoor Use	Total CO2	CH4	N2O	CO2e
Land Use	Mgal	MT/yr			
Apartments Mid Rise	8.47002 / 5.3398	8.6568	0.2770	6.6300e-003	17.5578
City Park	0 / 4.13444	1.3389	2.2000e-004	3.0000e-005	1.3521
Other Asphalt Surfaces	0 / 0	0.0000	0.0000	0.0000	0.0000
Parking Lot	0 / 0	0.0000	0.0000	0.0000	0.0000
Recreational Swimming Pool	0.0816175 / 0.0500237	0.0830	2.6700e-003	6.0000e-005	0.1687
Total		10.0787	0.2799	6.7200e-003	19.0786

1776 Sunset Ave Farfield - Bay Area AQMD Air District, Annual

EMFAC Off-Model Adjustment Factors for Gasoline Light Duty Vehicle to Account for the SAFE Vehicle Rule Applied

7.2 Water by Land Use

Mitigated

	Indoor/Outdoor Use	Total CO2	CH4	N2O	CO2e
Land Use	Mgal	MT/yr			
Apartments Mid Rise	8.47002 / 5.3398	8.6568	0.2770	6.6300e-003	17.5578
City Park	0 / 4.13444	1.3389	2.2000e-004	3.0000e-005	1.3521
Other Asphalt Surfaces	0 / 0	0.0000	0.0000	0.0000	0.0000
Parking Lot	0 / 0	0.0000	0.0000	0.0000	0.0000
Recreational Swimming Pool	0.0816175 / 0.0500237	0.0830	2.6700e-003	6.0000e-005	0.1687
Total		10.0787	0.2799	6.7200e-003	19.0786

8.0 Waste Detail

8.1 Mitigation Measures Waste

1776 Sunset Ave Farfield - Bay Area AQMD Air District, Annual

EMFAC Off-Model Adjustment Factors for Gasoline Light Duty Vehicle to Account for the SAFE Vehicle Rule Applied

Category/Year

	Total CO2	CH4	N2O	CO2e
	MT/yr			
Mitigated	13.7973	0.8154	0.0000	34.1822
Unmitigated	13.7973	0.8154	0.0000	34.1822

8.2 Waste by Land Use

Unmitigated

	Waste Disposed	Total CO2	CH4	N2O	CO2e
Land Use	tons	MT/yr			
Apartments Mid Rise	59.8	12.1389	0.7174	0.0000	30.0735
City Park	0.3	0.0609	3.6000e-003	0.0000	0.1509
Other Asphalt Surfaces	0	0.0000	0.0000	0.0000	0.0000
Parking Lot	0	0.0000	0.0000	0.0000	0.0000
Recreational Swimming Pool	7.87	1.5975	0.0944	0.0000	3.9578
Total		13.7973	0.8154	0.0000	34.1822

1776 Sunset Ave Farfield - Bay Area AQMD Air District, Annual

EMFAC Off-Model Adjustment Factors for Gasoline Light Duty Vehicle to Account for the SAFE Vehicle Rule Applied

8.2 Waste by Land Use

Mitigated

	Waste Disposed	Total CO2	CH4	N2O	CO2e
Land Use	tons	MT/yr			
Apartments Mid Rise	59.8	12.1389	0.7174	0.0000	30.0735
City Park	0.3	0.0609	3.6000e-003	0.0000	0.1509
Other Asphalt Surfaces	0	0.0000	0.0000	0.0000	0.0000
Parking Lot	0	0.0000	0.0000	0.0000	0.0000
Recreational Swimming Pool	7.87	1.5975	0.0944	0.0000	3.9578
Total		13.7973	0.8154	0.0000	34.1822

9.0 Operational Offroad

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

10.0 Stationary Equipment

Fire Pumps and Emergency Generators

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

Boilers

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

1776 Sunset Ave Farifield - Bay Area AQMD Air District, Annual

EMFAC Off-Model Adjustment Factors for Gasoline Light Duty Vehicle to Account for the SAFE Vehicle Rule Applied

User Defined Equipment

Equipment Type	Number
----------------	--------

11.0 Vegetation

1776 Sunset Ave Farifield - Bay Area AQMD Air District, Summer

EMFAC Off-Model Adjustment Factors for Gasoline Light Duty Vehicle to Account for the SAFE Vehicle Rule Applied

**1776 Sunset Ave Farifield
Bay Area AQMD Air District, Summer**

1.0 Project Characteristics

1.1 Land Usage

Land Uses	Size	Metric	Lot Acreage	Floor Surface Area	Population
Other Asphalt Surfaces	72.57	1000sqft	1.67	72,566.00	0
Parking Lot	5.17	1000sqft	0.12	5,166.00	0
Apartments Mid Rise	130.00	Dwelling Unit	3.42	168,896.00	372
City Park	3.47	Acre	3.47	151,153.20	0
Recreational Swimming Pool	1.38	1000sqft	0.03	1,375.00	0

1.2 Other Project Characteristics

Urbanization	Urban	Wind Speed (m/s)	2.2	Precipitation Freq (Days)	64
Climate Zone	4			Operational Year	2026
Utility Company	Pacific Gas and Electric Company				
CO2 Intensity (lb/MWhr)	203.98	CH4 Intensity (lb/MWhr)	0.033	N2O Intensity (lb/MWhr)	0.004

1.3 User Entered Comments & Non-Default Data

Project Characteristics -

Land Use - Based on applicant provided information.

Construction Phase - Default values, except building construction extended to October 2025, based on operational year of 2026.

Off-road Equipment - Default values

Off-road Equipment - Default values

Off-road Equipment - Default values

Off-road Equipment - Default values

Off-road Equipment - Default values

1776 Sunset Ave Farifield - Bay Area AQMD Air District, Summer

EMFAC Off-Model Adjustment Factors for Gasoline Light Duty Vehicle to Account for the SAFE Vehicle Rule Applied

Off-road Equipment - Default values

Trips and VMT - Default values rounded up to even values to account for arriving and departing trips.

On-road Fugitive Dust - Default values

Demolition - Based on applicant provided information

Grading - Based on applicant provided information.

Architectural Coating - Default values

Vehicle Trips - Consistent with the Traffic report.

Vehicle Emission Factors - Default values

Vehicle Emission Factors - Default values

Vehicle Emission Factors - Default values

Road Dust - Default values.

Woodstoves - No natural gas or wood fired fireplaces or woodstoves.

Consumer Products - Default values

Area Coating - Default values

Landscape Equipment - Default values

Energy Use - Revised to reflect no natural gas consumption. Electricity increased to account for default natural gas assumptions.

Water And Wastewater - Default values

Solid Waste - Default values

Construction Off-road Equipment Mitigation -

Area Mitigation -

Fleet Mix - Default values

Table Name	Column Name	Default Value	New Value
tblConstructionPhase	NumDays	230.00	490.00
tblConstructionPhase	PhaseEndDate	10/25/2024	10/25/2025
tblConstructionPhase	PhaseEndDate	11/22/2024	11/21/2025
tblConstructionPhase	PhaseEndDate	12/20/2024	12/19/2025
tblConstructionPhase	PhaseStartDate	10/26/2024	10/26/2025
tblConstructionPhase	PhaseStartDate	11/23/2024	11/23/2025

1776 Sunset Ave Farifield - Bay Area AQMD Air District, Summer

EMFAC Off-Model Adjustment Factors for Gasoline Light Duty Vehicle to Account for the SAFE Vehicle Rule Applied

tblEnergyUse	NT24E	3,054.10	3,331.41
tblEnergyUse	NT24NG	3,155.00	0.00
tblEnergyUse	T24E	70.89	1,875.99
tblEnergyUse	T24NG	5,226.68	0.00
tblFireplaces	FireplaceDayYear	11.14	0.00
tblFireplaces	FireplaceHourDay	3.50	0.00
tblFireplaces	FireplaceWoodMass	228.80	0.00
tblFireplaces	NumberGas	19.50	0.00
tblFireplaces	NumberNoFireplace	5.20	0.00
tblFireplaces	NumberWood	22.10	0.00
tblGrading	MaterialImported	0.00	12,420.00
tblLandUse	LandUseSquareFeet	72,570.00	72,566.00
tblLandUse	LandUseSquareFeet	5,170.00	5,166.00
tblLandUse	LandUseSquareFeet	130,000.00	168,896.00
tblLandUse	LandUseSquareFeet	1,380.00	1,375.00
tblTripsAndVMT	HaulingTripNumber	7.00	8.00
tblTripsAndVMT	WorkerTripNumber	15.00	16.00
tblTripsAndVMT	WorkerTripNumber	15.00	16.00
tblTripsAndVMT	WorkerTripNumber	15.00	16.00
tblVehicleTrips	ST_TR	1.96	0.00
tblVehicleTrips	ST_TR	9.10	0.00
tblVehicleTrips	SU_TR	2.19	0.00
tblVehicleTrips	SU_TR	13.60	0.00
tblVehicleTrips	WD_TR	0.78	0.00
tblVehicleTrips	WD_TR	28.82	0.00
tblWoodstoves	NumberCatalytic	2.60	0.00
tblWoodstoves	NumberNoncatalytic	2.60	0.00
tblWoodstoves	WoodstoveDayYear	14.12	0.00
tblWoodstoves	WoodstoveWoodMass	582.40	0.00

1776 Sunset Ave Farifield - Bay Area AQMD Air District, Summer

EMFAC Off-Model Adjustment Factors for Gasoline Light Duty Vehicle to Account for the SAFE Vehicle Rule Applied

2.0 Emissions Summary

1776 Sunset Ave Farifield - Bay Area AQMD Air District, Summer

EMFAC Off-Model Adjustment Factors for Gasoline Light Duty Vehicle to Account for the SAFE Vehicle Rule 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					
2023	2.7081	28.1014	21.4982	0.0776	19.8049	1.2668	21.0716	10.1417	1.1654	11.3071	0.0000	8,092.2196	8,092.2196	1.1959	0.8114	8,361.5132
2024	2.0066	15.9387	21.0971	0.0504	1.9130	0.6343	2.5473	0.5154	0.5967	1.1121	0.0000	5,019.3060	5,019.3060	0.6589	0.1952	5,093.9388
2025	124.8609	14.9302	20.7368	0.0498	1.9130	0.5482	2.4612	0.5154	0.5158	1.0312	0.0000	4,967.8326	4,967.8326	0.7161	0.1903	5,040.8413
Maximum	124.8609	28.1014	21.4982	0.0776	19.8049	1.2668	21.0716	10.1417	1.1654	11.3071	0.0000	8,092.2196	8,092.2196	1.1959	0.8114	8,361.5132

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					
2023	2.7081	28.1014	21.4982	0.0776	8.9935	1.2668	10.2603	4.5853	1.1654	5.7507	0.0000	8,092.2196	8,092.2196	1.1959	0.8114	8,361.5132
2024	2.0066	15.9387	21.0971	0.0504	1.9130	0.6343	2.5473	0.5154	0.5967	1.1121	0.0000	5,019.3060	5,019.3060	0.6589	0.1952	5,093.9388
2025	124.8609	14.9302	20.7368	0.0498	1.9130	0.5482	2.4612	0.5154	0.5158	1.0312	0.0000	4,967.8326	4,967.8326	0.7161	0.1903	5,040.8413
Maximum	124.8609	28.1014	21.4982	0.0776	8.9935	1.2668	10.2603	4.5853	1.1654	5.7507	0.0000	8,092.2196	8,092.2196	1.1959	0.8114	8,361.5132

1776 Sunset Ave Farifield - Bay Area AQMD Air District, Summer

EMFAC Off-Model Adjustment Factors for Gasoline Light Duty Vehicle to Account for the SAFE Vehicle Rule 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	45.75	0.00	41.45	49.73	0.00	41.31	0.00	0.00	0.00	0.00	0.00	0.00

1776 Sunset Ave Farifield - Bay Area AQMD Air District, Summer

EMFAC Off-Model Adjustment Factors for Gasoline Light Duty Vehicle to Account for the SAFE Vehicle Rule 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	4.8226	0.1235	10.7234	5.7000e-004		0.0595	0.0595		0.0595	0.0595	0.0000	19.3299	19.3299	0.0185	0.0000	19.7934
Energy	0.0000	0.0000	0.0000	0.0000		0.0000	0.0000		0.0000	0.0000		0.0000	0.0000	0.0000	0.0000	0.0000
Mobile	1.6637	1.5082	13.7912	0.0306	3.4381	0.0213	3.4594	0.9157	0.0199	0.9356		3,209.119 4	3,209.119 4	0.1821	0.1368	3,254.443 7
Total	6.4863	1.6317	24.5146	0.0311	3.4381	0.0808	3.5189	0.9157	0.0793	0.9951	0.0000	3,228.449 2	3,228.449 2	0.2006	0.1368	3,274.237 0

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	4.8226	0.1235	10.7234	5.7000e-004		0.0595	0.0595		0.0595	0.0595	0.0000	19.3299	19.3299	0.0185	0.0000	19.7934
Energy	0.0000	0.0000	0.0000	0.0000		0.0000	0.0000		0.0000	0.0000		0.0000	0.0000	0.0000	0.0000	0.0000
Mobile	1.6637	1.5082	13.7912	0.0306	3.4381	0.0213	3.4594	0.9157	0.0199	0.9356		3,209.119 4	3,209.119 4	0.1821	0.1368	3,254.443 7
Total	6.4863	1.6317	24.5146	0.0311	3.4381	0.0808	3.5189	0.9157	0.0793	0.9951	0.0000	3,228.449 2	3,228.449 2	0.2006	0.1368	3,274.237 0

1776 Sunset Ave Farifield - Bay Area AQMD Air District, Summer

EMFAC Off-Model Adjustment Factors for Gasoline Light Duty Vehicle to Account for the SAFE Vehicle Rule 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	Demolition	Demolition	10/1/2023	10/27/2023	5	20	
2	Site Preparation	Site Preparation	10/28/2023	11/10/2023	5	10	
3	Grading	Grading	11/11/2023	12/8/2023	5	20	
4	Building Construction	Building Construction	12/9/2023	10/25/2025	5	490	
5	Paving	Paving	10/26/2025	11/21/2025	5	20	
6	Architectural Coating	Architectural Coating	11/23/2025	12/19/2025	5	20	

Acres of Grading (Site Preparation Phase): 15

Acres of Grading (Grading Phase): 20

Acres of Paving: 1.79

Residential Indoor: 342,014; Residential Outdoor: 114,005; Non-Residential Indoor: 11,753; Non-Residential Outdoor: 3,918; Striped Parking Area: 4,664 (Architectural Coating – sqft)

OffRoad Equipment

Phase Name	Offroad Equipment Type	Amount	Usage Hours	Horse Power	Load Factor
Demolition	Concrete/Industrial Saws	1	8.00	81	0.73
Demolition	Excavators	3	8.00	158	0.38
Demolition	Rubber Tired Dozers	2	8.00	247	0.40
Site Preparation	Rubber Tired Dozers	3	8.00	247	0.40
Site Preparation	Tractors/Loaders/Backhoes	4	8.00	97	0.37

1776 Sunset Ave Farifield - Bay Area AQMD Air District, Summer

EMFAC Off-Model Adjustment Factors for Gasoline Light Duty Vehicle to Account for the SAFE Vehicle Rule Applied

Grading	Excavators	1	8.00	158	0.38
Grading	Graders	1	8.00	187	0.41
Grading	Rubber Tired Dozers	1	8.00	247	0.40
Grading	Tractors/Loaders/Backhoes	3	8.00	97	0.37
Building Construction	Cranes	1	7.00	231	0.29
Building Construction	Forklifts	3	8.00	89	0.20
Building Construction	Generator Sets	1	8.00	84	0.74
Building Construction	Tractors/Loaders/Backhoes	3	7.00	97	0.37
Building Construction	Welders	1	8.00	46	0.45
Paving	Pavers	2	8.00	130	0.42
Paving	Paving Equipment	2	8.00	132	0.36
Paving	Rollers	2	8.00	80	0.38
Architectural Coating	Air Compressors	1	6.00	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
Demolition	6	16.00	0.00	8.00	10.80	7.30	20.00	LD_Mix	HDT_Mix	HHDT
Site Preparation	7	18.00	0.00	0.00	10.80	7.30	20.00	LD_Mix	HDT_Mix	HHDT
Grading	6	16.00	0.00	1,552.00	10.80	7.30	20.00	LD_Mix	HDT_Mix	HHDT
Building Construction	9	190.00	52.00	0.00	10.80	7.30	20.00	LD_Mix	HDT_Mix	HHDT
Paving	6	16.00	0.00	0.00	10.80	7.30	20.00	LD_Mix	HDT_Mix	HHDT
Architectural Coating	1	38.00	0.00	0.00	10.80	7.30	20.00	LD_Mix	HDT_Mix	HHDT

3.1 Mitigation Measures Construction

Water Exposed Area

1776 Sunset Ave Farifield - Bay Area AQMD Air District, Summer

EMFAC Off-Model Adjustment Factors for Gasoline Light Duty Vehicle to Account for the SAFE Vehicle Rule Applied

3.2 Demolition - 2023

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					0.0793	0.0000	0.0793	0.0120	0.0000	0.0120			0.0000			0.0000
Off-Road	2.2691	21.4844	19.6434	0.0388		0.9975	0.9975		0.9280	0.9280		3,746.9840	3,746.9840	1.0494		3,773.2183
Total	2.2691	21.4844	19.6434	0.0388	0.0793	0.9975	1.0768	0.0120	0.9280	0.9400		3,746.9840	3,746.9840	1.0494		3,773.2183

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	8.6000e-004	0.0523	0.0127	2.4000e-004	7.0000e-003	4.4000e-004	7.4300e-003	1.9200e-003	4.2000e-004	2.3400e-003		26.3037	26.3037	8.7000e-004	4.1700e-003	27.5674
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	0.0433	0.0249	0.3825	1.1400e-003	0.1314	6.5000e-004	0.1321	0.0349	6.0000e-004	0.0355		116.6152	116.6152	2.9400e-003	2.7700e-003	117.5132
Total	0.0441	0.0771	0.3952	1.3800e-003	0.1384	1.0900e-003	0.1395	0.0368	1.0200e-003	0.0378		142.9189	142.9189	3.8100e-003	6.9400e-003	145.0806

1776 Sunset Ave Farifield - Bay Area AQMD Air District, Summer

EMFAC Off-Model Adjustment Factors for Gasoline Light Duty Vehicle to Account for the SAFE Vehicle Rule Applied

3.2 Demolition - 2023

Mitigated Construction On-Site

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	lb/day										lb/day					
Fugitive Dust					0.0357	0.0000	0.0357	5.4000e-003	0.0000	5.4000e-003			0.0000			0.0000
Off-Road	2.2691	21.4844	19.6434	0.0388		0.9975	0.9975		0.9280	0.9280	0.0000	3,746.9840	3,746.9840	1.0494		3,773.2183
Total	2.2691	21.4844	19.6434	0.0388	0.0357	0.9975	1.0332	5.4000e-003	0.9280	0.9334	0.0000	3,746.9840	3,746.9840	1.0494		3,773.2183

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	8.6000e-004	0.0523	0.0127	2.4000e-004	7.0000e-003	4.4000e-004	7.4300e-003	1.9200e-003	4.2000e-004	2.3400e-003		26.3037	26.3037	8.7000e-004	4.1700e-003	27.5674
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	0.0433	0.0249	0.3825	1.1400e-003	0.1314	6.5000e-004	0.1321	0.0349	6.0000e-004	0.0355		116.6152	116.6152	2.9400e-003	2.7700e-003	117.5132
Total	0.0441	0.0771	0.3952	1.3800e-003	0.1384	1.0900e-003	0.1395	0.0368	1.0200e-003	0.0378		142.9189	142.9189	3.8100e-003	6.9400e-003	145.0806

1776 Sunset Ave Farifield - Bay Area AQMD Air District, Summer

EMFAC Off-Model Adjustment Factors for Gasoline Light Duty Vehicle to Account for the SAFE Vehicle Rule Applied

3.3 Site Preparation - 2023

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					19.6570	0.0000	19.6570	10.1025	0.0000	10.1025			0.0000			0.0000
Off-Road	2.6595	27.5242	18.2443	0.0381		1.2660	1.2660		1.1647	1.1647		3,687.308 1	3,687.308 1	1.1926		3,717.121 9
Total	2.6595	27.5242	18.2443	0.0381	19.6570	1.2660	20.9230	10.1025	1.1647	11.2672		3,687.308 1	3,687.308 1	1.1926		3,717.121 9

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	0.0487	0.0280	0.4303	1.2800e-003	0.1479	7.3000e-004	0.1486	0.0392	6.8000e-004	0.0399		131.1921	131.1921	3.3100e-003	3.1100e-003	132.2023
Total	0.0487	0.0280	0.4303	1.2800e-003	0.1479	7.3000e-004	0.1486	0.0392	6.8000e-004	0.0399		131.1921	131.1921	3.3100e-003	3.1100e-003	132.2023

1776 Sunset Ave Farifield - Bay Area AQMD Air District, Summer

EMFAC Off-Model Adjustment Factors for Gasoline Light Duty Vehicle to Account for the SAFE Vehicle Rule Applied

3.3 Site Preparation - 2023

Mitigated Construction On-Site

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	lb/day										lb/day					
Fugitive Dust					8.8457	0.0000	8.8457	4.5461	0.0000	4.5461			0.0000			0.0000
Off-Road	2.6595	27.5242	18.2443	0.0381		1.2660	1.2660		1.1647	1.1647	0.0000	3,687.308 1	3,687.308 1	1.1926		3,717.121 9
Total	2.6595	27.5242	18.2443	0.0381	8.8457	1.2660	10.1117	4.5461	1.1647	5.7108	0.0000	3,687.308 1	3,687.308 1	1.1926		3,717.121 9

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	0.0487	0.0280	0.4303	1.2800e-003	0.1479	7.3000e-004	0.1486	0.0392	6.8000e-004	0.0399		131.1921	131.1921	3.3100e-003	3.1100e-003	132.2023
Total	0.0487	0.0280	0.4303	1.2800e-003	0.1479	7.3000e-004	0.1486	0.0392	6.8000e-004	0.0399		131.1921	131.1921	3.3100e-003	3.1100e-003	132.2023

1776 Sunset Ave Farifield - Bay Area AQMD Air District, Summer

EMFAC Off-Model Adjustment Factors for Gasoline Light Duty Vehicle to Account for the SAFE Vehicle Rule Applied

3.4 Grading - 2023

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					7.1528	0.0000	7.1528	3.4354	0.0000	3.4354			0.0000			0.0000
Off-Road	1.7109	17.9359	14.7507	0.0297		0.7749	0.7749		0.7129	0.7129		2,872.6910	2,872.6910	0.9291		2,895.9182
Total	1.7109	17.9359	14.7507	0.0297	7.1528	0.7749	7.9277	3.4354	0.7129	4.1483		2,872.6910	2,872.6910	0.9291		2,895.9182

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	0.1661	10.1407	2.4629	0.0468	1.3573	0.0851	1.4423	0.3720	0.0814	0.4534		5,102.9134	5,102.9134	0.1682	0.8086	5,348.0819
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	0.0433	0.0249	0.3825	1.1400e-003	0.1314	6.5000e-004	0.1321	0.0349	6.0000e-004	0.0355		116.6152	116.6152	2.9400e-003	2.7700e-003	117.5132
Total	0.2094	10.1655	2.8453	0.0479	1.4887	0.0857	1.5744	0.4069	0.0820	0.4889		5,219.5286	5,219.5286	0.1712	0.8114	5,465.5950

1776 Sunset Ave Farifield - Bay Area AQMD Air District, Summer

EMFAC Off-Model Adjustment Factors for Gasoline Light Duty Vehicle to Account for the SAFE Vehicle Rule Applied

3.4 Grading - 2023

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					3.2188	0.0000	3.2188	1.5459	0.0000	1.5459			0.0000			0.0000
Off-Road	1.7109	17.9359	14.7507	0.0297		0.7749	0.7749		0.7129	0.7129	0.0000	2,872.6910	2,872.6910	0.9291		2,895.9182
Total	1.7109	17.9359	14.7507	0.0297	3.2188	0.7749	3.9937	1.5459	0.7129	2.2589	0.0000	2,872.6910	2,872.6910	0.9291		2,895.9182

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	0.1661	10.1407	2.4629	0.0468	1.3573	0.0851	1.4423	0.3720	0.0814	0.4534		5,102.9134	5,102.9134	0.1682	0.8086	5,348.0819
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	0.0433	0.0249	0.3825	1.1400e-003	0.1314	6.5000e-004	0.1321	0.0349	6.0000e-004	0.0355		116.6152	116.6152	2.9400e-003	2.7700e-003	117.5132
Total	0.2094	10.1655	2.8453	0.0479	1.4887	0.0857	1.5744	0.4069	0.0820	0.4889		5,219.5286	5,219.5286	0.1712	0.8114	5,465.5950

1776 Sunset Ave Farifield - Bay Area AQMD Air District, Summer

EMFAC Off-Model Adjustment Factors for Gasoline Light Duty Vehicle to Account for the SAFE Vehicle Rule Applied

3.5 Building Construction - 2023

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	1.5728	14.3849	16.2440	0.0269		0.6997	0.6997		0.6584	0.6584		2,555.2099	2,555.2099	0.6079		2,570.4061
Total	1.5728	14.3849	16.2440	0.0269		0.6997	0.6997		0.6584	0.6584		2,555.2099	2,555.2099	0.6079		2,570.4061

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	0.0566	2.2303	0.7123	0.0105	0.3522	0.0135	0.3657	0.1014	0.0129	0.1143		1,130.7973	1,130.7973	0.0231	0.1672	1,181.1918
Worker	0.5139	0.2952	4.5420	0.0135	1.5608	7.7400e-003	1.5686	0.4140	7.1300e-003	0.4211		1,384.8054	1,384.8054	0.0349	0.0329	1,395.4687
Total	0.5705	2.5256	5.2542	0.0241	1.9130	0.0212	1.9342	0.5154	0.0201	0.5354		2,515.6027	2,515.6027	0.0581	0.2000	2,576.6605

1776 Sunset Ave Farifield - Bay Area AQMD Air District, Summer

EMFAC Off-Model Adjustment Factors for Gasoline Light Duty Vehicle to Account for the SAFE Vehicle Rule Applied

3.5 Building Construction - 2023

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	1.5728	14.3849	16.2440	0.0269		0.6997	0.6997		0.6584	0.6584	0.0000	2,555.2099	2,555.2099	0.6079		2,570.4061
Total	1.5728	14.3849	16.2440	0.0269		0.6997	0.6997		0.6584	0.6584	0.0000	2,555.2099	2,555.2099	0.6079		2,570.4061

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	0.0566	2.2303	0.7123	0.0105	0.3522	0.0135	0.3657	0.1014	0.0129	0.1143		1,130.7973	1,130.7973	0.0231	0.1672	1,181.1918
Worker	0.5139	0.2952	4.5420	0.0135	1.5608	7.7400e-003	1.5686	0.4140	7.1300e-003	0.4211		1,384.8054	1,384.8054	0.0349	0.0329	1,395.4687
Total	0.5705	2.5256	5.2542	0.0241	1.9130	0.0212	1.9342	0.5154	0.0201	0.5354		2,515.6027	2,515.6027	0.0581	0.2000	2,576.6605

1776 Sunset Ave Farifield - Bay Area AQMD Air District, Summer

EMFAC Off-Model Adjustment Factors for Gasoline Light Duty Vehicle to Account for the SAFE Vehicle Rule Applied

3.5 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	1.4716	13.4438	16.1668	0.0270		0.6133	0.6133		0.5769	0.5769		2,555.6989	2,555.6989	0.6044		2,570.8077
Total	1.4716	13.4438	16.1668	0.0270		0.6133	0.6133		0.5769	0.5769		2,555.6989	2,555.6989	0.6044		2,570.8077

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	0.0550	2.2314	0.6971	0.0104	0.3522	0.0136	0.3658	0.1014	0.0130	0.1144		1,113.1609	1,113.1609	0.0230	0.1645	1,162.7692
Worker	0.4801	0.2636	4.2333	0.0131	1.5608	7.3700e-003	1.5682	0.4140	6.7900e-003	0.4208		1,350.4462	1,350.4462	0.0316	0.0306	1,360.3619
Total	0.5351	2.4950	4.9303	0.0235	1.9130	0.0210	1.9340	0.5154	0.0198	0.5352		2,463.6071	2,463.6071	0.0546	0.1952	2,523.1311

1776 Sunset Ave Farifield - Bay Area AQMD Air District, Summer

EMFAC Off-Model Adjustment Factors for Gasoline Light Duty Vehicle to Account for the SAFE Vehicle Rule Applied

3.5 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	1.4716	13.4438	16.1668	0.0270		0.6133	0.6133		0.5769	0.5769	0.0000	2,555.6989	2,555.6989	0.6044		2,570.8077
Total	1.4716	13.4438	16.1668	0.0270		0.6133	0.6133		0.5769	0.5769	0.0000	2,555.6989	2,555.6989	0.6044		2,570.8077

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	0.0550	2.2314	0.6971	0.0104	0.3522	0.0136	0.3658	0.1014	0.0130	0.1144		1,113.1609	1,113.1609	0.0230	0.1645	1,162.7692
Worker	0.4801	0.2636	4.2333	0.0131	1.5608	7.3700e-003	1.5682	0.4140	6.7900e-003	0.4208		1,350.4462	1,350.4462	0.0316	0.0306	1,360.3619
Total	0.5351	2.4950	4.9303	0.0235	1.9130	0.0210	1.9340	0.5154	0.0198	0.5352		2,463.6071	2,463.6071	0.0546	0.1952	2,523.1311

1776 Sunset Ave Farifield - Bay Area AQMD Air District, Summer

EMFAC Off-Model Adjustment Factors for Gasoline Light Duty Vehicle to Account for the SAFE Vehicle Rule Applied

3.5 Building Construction - 2025

Unmitigated Construction On-Site

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	lb/day										lb/day					
Off-Road	1.3674	12.4697	16.0847	0.0270		0.5276	0.5276		0.4963	0.4963		2,556.474 4	2,556.474 4	0.6010		2,571.498 1
Total	1.3674	12.4697	16.0847	0.0270		0.5276	0.5276		0.4963	0.4963		2,556.474 4	2,556.474 4	0.6010		2,571.498 1

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	0.0536	2.2230	0.6847	0.0102	0.3522	0.0136	0.3658	0.1014	0.0130	0.1144		1,093.350 3	1,093.350 3	0.0229	0.1616	1,142.063 0
Worker	0.4510	0.2375	3.9674	0.0127	1.5608	7.0500e-003	1.5679	0.4140	6.4900e-003	0.4205		1,318.008 0	1,318.008 0	0.0286	0.0287	1,327.280 3
Total	0.5046	2.4605	4.6521	0.0228	1.9130	0.0207	1.9337	0.5154	0.0195	0.5349		2,411.358 2	2,411.358 2	0.0515	0.1903	2,469.343 3

1776 Sunset Ave Farifield - Bay Area AQMD Air District, Summer

EMFAC Off-Model Adjustment Factors for Gasoline Light Duty Vehicle to Account for the SAFE Vehicle Rule Applied

3.5 Building Construction - 2025

Mitigated Construction On-Site

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	lb/day										lb/day					
Off-Road	1.3674	12.4697	16.0847	0.0270		0.5276	0.5276		0.4963	0.4963	0.0000	2,556.474 4	2,556.474 4	0.6010		2,571.498 1
Total	1.3674	12.4697	16.0847	0.0270		0.5276	0.5276		0.4963	0.4963	0.0000	2,556.474 4	2,556.474 4	0.6010		2,571.498 1

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	0.0536	2.2230	0.6847	0.0102	0.3522	0.0136	0.3658	0.1014	0.0130	0.1144		1,093.350 3	1,093.350 3	0.0229	0.1616	1,142.063 0
Worker	0.4510	0.2375	3.9674	0.0127	1.5608	7.0500e-003	1.5679	0.4140	6.4900e-003	0.4205		1,318.008 0	1,318.008 0	0.0286	0.0287	1,327.280 3
Total	0.5046	2.4605	4.6521	0.0228	1.9130	0.0207	1.9337	0.5154	0.0195	0.5349		2,411.358 2	2,411.358 2	0.0515	0.1903	2,469.343 3

1776 Sunset Ave Farifield - Bay Area AQMD Air District, Summer

EMFAC Off-Model Adjustment Factors for Gasoline Light Duty Vehicle to Account for the SAFE Vehicle Rule Applied

3.6 Paving - 2025

Unmitigated Construction On-Site

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	lb/day										lb/day					
Off-Road	0.9152	8.5816	14.5780	0.0228		0.4185	0.4185		0.3850	0.3850		2,206.745 2	2,206.745 2	0.7137		2,224.587 8
Paving	0.2345					0.0000	0.0000		0.0000	0.0000			0.0000			0.0000
Total	1.1496	8.5816	14.5780	0.0228		0.4185	0.4185		0.3850	0.3850		2,206.745 2	2,206.745 2	0.7137		2,224.587 8

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	0.0380	0.0200	0.3341	1.0700e-003	0.1314	5.9000e-004	0.1320	0.0349	5.5000e-004	0.0354		110.9901	110.9901	2.4100e-003	2.4200e-003	111.7710
Total	0.0380	0.0200	0.3341	1.0700e-003	0.1314	5.9000e-004	0.1320	0.0349	5.5000e-004	0.0354		110.9901	110.9901	2.4100e-003	2.4200e-003	111.7710

1776 Sunset Ave Farifield - Bay Area AQMD Air District, Summer

EMFAC Off-Model Adjustment Factors for Gasoline Light Duty Vehicle to Account for the SAFE Vehicle Rule Applied

3.6 Paving - 2025

Mitigated Construction On-Site

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	lb/day										lb/day					
Off-Road	0.9152	8.5816	14.5780	0.0228		0.4185	0.4185		0.3850	0.3850	0.0000	2,206.745 2	2,206.745 2	0.7137		2,224.587 8
Paving	0.2345					0.0000	0.0000		0.0000	0.0000			0.0000			0.0000
Total	1.1496	8.5816	14.5780	0.0228		0.4185	0.4185		0.3850	0.3850	0.0000	2,206.745 2	2,206.745 2	0.7137		2,224.587 8

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	0.0380	0.0200	0.3341	1.0700e-003	0.1314	5.9000e-004	0.1320	0.0349	5.5000e-004	0.0354		110.9901	110.9901	2.4100e-003	2.4200e-003	111.7710
Total	0.0380	0.0200	0.3341	1.0700e-003	0.1314	5.9000e-004	0.1320	0.0349	5.5000e-004	0.0354		110.9901	110.9901	2.4100e-003	2.4200e-003	111.7710

1776 Sunset Ave Farifield - Bay Area AQMD Air District, Summer

EMFAC Off-Model Adjustment Factors for Gasoline Light Duty Vehicle to Account for the SAFE Vehicle Rule Applied

3.7 Architectural Coating - 2025

Unmitigated Construction On-Site

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	lb/day										lb/day					
Archit. Coating	124.5998					0.0000	0.0000		0.0000	0.0000			0.0000			0.0000
Off-Road	0.1709	1.1455	1.8091	2.9700e-003		0.0515	0.0515		0.0515	0.0515		281.4481	281.4481	0.0154		281.8319
Total	124.7707	1.1455	1.8091	2.9700e-003		0.0515	0.0515		0.0515	0.0515		281.4481	281.4481	0.0154		281.8319

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	0.0902	0.0475	0.7935	2.5300e-003	0.3122	1.4100e-003	0.3136	0.0828	1.3000e-003	0.0841		263.6016	263.6016	5.7300e-003	5.7400e-003	265.4561
Total	0.0902	0.0475	0.7935	2.5300e-003	0.3122	1.4100e-003	0.3136	0.0828	1.3000e-003	0.0841		263.6016	263.6016	5.7300e-003	5.7400e-003	265.4561

1776 Sunset Ave Farifield - Bay Area AQMD Air District, Summer

EMFAC Off-Model Adjustment Factors for Gasoline Light Duty Vehicle to Account for the SAFE Vehicle Rule Applied

3.7 Architectural Coating - 2025

Mitigated Construction On-Site

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	lb/day										lb/day					
Archit. Coating	124.5998					0.0000	0.0000		0.0000	0.0000			0.0000			0.0000
Off-Road	0.1709	1.1455	1.8091	2.9700e-003		0.0515	0.0515		0.0515	0.0515	0.0000	281.4481	281.4481	0.0154		281.8319
Total	124.7707	1.1455	1.8091	2.9700e-003		0.0515	0.0515		0.0515	0.0515	0.0000	281.4481	281.4481	0.0154		281.8319

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	0.0902	0.0475	0.7935	2.5300e-003	0.3122	1.4100e-003	0.3136	0.0828	1.3000e-003	0.0841		263.6016	263.6016	5.7300e-003	5.7400e-003	265.4561
Total	0.0902	0.0475	0.7935	2.5300e-003	0.3122	1.4100e-003	0.3136	0.0828	1.3000e-003	0.0841		263.6016	263.6016	5.7300e-003	5.7400e-003	265.4561

1776 Sunset Ave Farifield - Bay Area AQMD Air District, Summer

EMFAC Off-Model Adjustment Factors for Gasoline Light Duty Vehicle to Account for the SAFE Vehicle Rule 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	1.6637	1.5082	13.7912	0.0306	3.4381	0.0213	3.4594	0.9157	0.0199	0.9356		3,209,119 4	3,209,119 4	0.1821	0.1368	3,254,443 7
Unmitigated	1.6637	1.5082	13.7912	0.0306	3.4381	0.0213	3.4594	0.9157	0.0199	0.9356		3,209,119 4	3,209,119 4	0.1821	0.1368	3,254,443 7

4.2 Trip Summary Information

Land Use	Average Daily Trip Rate			Unmitigated	Mitigated
	Weekday	Saturday	Sunday	Annual VMT	Annual VMT
Apartments Mid Rise	707.20	638.30	531.70	1,552,716	1,552,716
Other Asphalt Surfaces	0.00	0.00	0.00		
Parking Lot	0.00	0.00	0.00		
City Park	0.00	0.00	0.00		
Recreational Swimming Pool	0.00	0.00	0.00		
Total	707.20	638.30	531.70	1,552,716	1,552,716

4.3 Trip Type Information

Land Use	Miles			Trip %			Trip Purpose %		
	H-W or C-W	H-S or C-C	H-O or C-NW	H-W or C-W	H-S or C-C	H-O or C-NW	Primary	Diverted	Pass-by
Apartments Mid Rise	10.80	4.80	5.70	31.00	15.00	54.00	86	11	3
Other Asphalt Surfaces	9.50	7.30	7.30	0.00	0.00	0.00	0	0	0

1776 Sunset Ave Farifield - Bay Area AQMD Air District, Summer

EMFAC Off-Model Adjustment Factors for Gasoline Light Duty Vehicle to Account for the SAFE Vehicle Rule 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
Parking Lot	9.50	7.30	7.30	0.00	0.00	0.00	0	0	0
City Park	9.50	7.30	7.30	33.00	48.00	19.00	66	28	6
Recreational Swimming Pool	9.50	7.30	7.30	33.00	48.00	19.00	52	39	9

4.4 Fleet Mix

Land Use	LDA	LDT1	LDT2	MDV	LHD1	LHD2	MHD	HHD	OBUS	UBUS	MCY	SBUS	MH
Apartments Mid Rise	0.554285	0.058871	0.188253	0.120585	0.022598	0.005697	0.010798	0.007525	0.000977	0.000545	0.026246	0.000848	0.002771
Other Asphalt Surfaces	0.554285	0.058871	0.188253	0.120585	0.022598	0.005697	0.010798	0.007525	0.000977	0.000545	0.026246	0.000848	0.002771
Parking Lot	0.554285	0.058871	0.188253	0.120585	0.022598	0.005697	0.010798	0.007525	0.000977	0.000545	0.026246	0.000848	0.002771
City Park	0.554285	0.058871	0.188253	0.120585	0.022598	0.005697	0.010798	0.007525	0.000977	0.000545	0.026246	0.000848	0.002771
Recreational Swimming Pool	0.554285	0.058871	0.188253	0.120585	0.022598	0.005697	0.010798	0.007525	0.000977	0.000545	0.026246	0.000848	0.002771

5.0 Energy Detail

Historical Energy Use: N

5.1 Mitigation Measures Energy

1776 Sunset Ave Farifield - Bay Area AQMD Air District, Summer

EMFAC Off-Model Adjustment Factors for Gasoline Light Duty Vehicle to Account for the SAFE Vehicle Rule 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	0.0000	0.0000	0.0000	0.0000		0.0000	0.0000		0.0000	0.0000		0.0000	0.0000	0.0000	0.0000	0.0000
NaturalGas Unmitigated	0.0000	0.0000	0.0000	0.0000		0.0000	0.0000		0.0000	0.0000		0.0000	0.0000	0.0000	0.0000	0.0000

5.2 Energy by Land Use - NaturalGas

Unmitigated

	NaturalGas Use	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Land Use	kBTU/yr	lb/day										lb/day					
Apartments Mid Rise	0	0.0000	0.0000	0.0000	0.0000		0.0000	0.0000		0.0000	0.0000		0.0000	0.0000	0.0000	0.0000	0.0000
City Park	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
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
Recreational Swimming Pool	0	0.0000	0.0000	0.0000	0.0000		0.0000	0.0000		0.0000	0.0000		0.0000	0.0000	0.0000	0.0000	0.0000
Total		0.0000	0.0000	0.0000	0.0000		0.0000	0.0000		0.0000	0.0000		0.0000	0.0000	0.0000	0.0000	0.0000

1776 Sunset Ave Farifield - Bay Area AQMD Air District, Summer

EMFAC Off-Model Adjustment Factors for Gasoline Light Duty Vehicle to Account for the SAFE Vehicle Rule Applied

5.2 Energy by Land Use - NaturalGas

Mitigated

	NaturalGas Use	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Land Use	kBTU/yr	lb/day										lb/day					
Apartments Mid Rise	0	0.0000	0.0000	0.0000	0.0000		0.0000	0.0000		0.0000	0.0000		0.0000	0.0000	0.0000	0.0000	0.0000
City Park	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
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
Recreational Swimming Pool	0	0.0000	0.0000	0.0000	0.0000		0.0000	0.0000		0.0000	0.0000		0.0000	0.0000	0.0000	0.0000	0.0000
Total		0.0000	0.0000	0.0000	0.0000		0.0000	0.0000		0.0000	0.0000		0.0000	0.0000	0.0000	0.0000	0.0000

6.0 Area Detail

6.1 Mitigation Measures Area

No Hearths Installed

1776 Sunset Ave Farifield - Bay Area AQMD Air District, Summer

EMFAC Off-Model Adjustment Factors for Gasoline Light Duty Vehicle to Account for the SAFE Vehicle Rule 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	4.8226	0.1235	10.7234	5.7000e-004		0.0595	0.0595		0.0595	0.0595	0.0000	19.3299	19.3299	0.0185	0.0000	19.7934
Unmitigated	4.8226	0.1235	10.7234	5.7000e-004		0.0595	0.0595		0.0595	0.0595	0.0000	19.3299	19.3299	0.0185	0.0000	19.7934

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	0.6827					0.0000	0.0000		0.0000	0.0000			0.0000			0.0000
Consumer Products	3.8174					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	0.3225	0.1235	10.7234	5.7000e-004		0.0595	0.0595		0.0595	0.0595		19.3299	19.3299	0.0185		19.7934
Total	4.8226	0.1235	10.7234	5.7000e-004		0.0595	0.0595		0.0595	0.0595	0.0000	19.3299	19.3299	0.0185	0.0000	19.7934

1776 Sunset Ave Farifield - Bay Area AQMD Air District, Summer

EMFAC Off-Model Adjustment Factors for Gasoline Light Duty Vehicle to Account for the SAFE Vehicle Rule 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	0.6827					0.0000	0.0000		0.0000	0.0000			0.0000			0.0000
Consumer Products	3.8174					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	0.3225	0.1235	10.7234	5.7000e-004		0.0595	0.0595		0.0595	0.0595		19.3299	19.3299	0.0185		19.7934
Total	4.8226	0.1235	10.7234	5.7000e-004		0.0595	0.0595		0.0595	0.0595	0.0000	19.3299	19.3299	0.0185	0.0000	19.7934

7.0 Water Detail

7.1 Mitigation Measures Water

1776 Sunset Ave Farifield - Bay Area AQMD Air District, Summer

EMFAC Off-Model Adjustment Factors for Gasoline Light Duty Vehicle to Account for the SAFE Vehicle Rule Applied

8.0 Waste Detail

8.1 Mitigation Measures Waste

9.0 Operational Offroad

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

10.0 Stationary Equipment

Fire Pumps and Emergency Generators

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

Boilers

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

User Defined Equipment

Equipment Type	Number
----------------	--------

11.0 Vegetation

1776 Sunset Ave Farifield - Bay Area AQMD Air District, Winter

EMFAC Off-Model Adjustment Factors for Gasoline Light Duty Vehicle to Account for the SAFE Vehicle Rule Applied

**1776 Sunset Ave Farifield
Bay Area AQMD Air District, Winter**

1.0 Project Characteristics

1.1 Land Usage

Land Uses	Size	Metric	Lot Acreage	Floor Surface Area	Population
Other Asphalt Surfaces	72.57	1000sqft	1.67	72,566.00	0
Parking Lot	5.17	1000sqft	0.12	5,166.00	0
Apartments Mid Rise	130.00	Dwelling Unit	3.42	168,896.00	372
City Park	3.47	Acre	3.47	151,153.20	0
Recreational Swimming Pool	1.38	1000sqft	0.03	1,375.00	0

1.2 Other Project Characteristics

Urbanization	Urban	Wind Speed (m/s)	2.2	Precipitation Freq (Days)	64
Climate Zone	4			Operational Year	2026
Utility Company	Pacific Gas and Electric Company				
CO2 Intensity (lb/MWhr)	203.98	CH4 Intensity (lb/MWhr)	0.033	N2O Intensity (lb/MWhr)	0.004

1.3 User Entered Comments & Non-Default Data

Project Characteristics -

Land Use - Based on applicant provided information.

Construction Phase - Default values, except building construction extended to October 2025, based on operational year of 2026.

Off-road Equipment - Default values

Off-road Equipment - Default values

Off-road Equipment - Default values

Off-road Equipment - Default values

Off-road Equipment - Default values

1776 Sunset Ave Farifield - Bay Area AQMD Air District, Winter

EMFAC Off-Model Adjustment Factors for Gasoline Light Duty Vehicle to Account for the SAFE Vehicle Rule Applied

Off-road Equipment - Default values

Trips and VMT - Default values rounded up to even values to account for arriving and departing trips.

On-road Fugitive Dust - Default values

Demolition - Based on applicant provided information

Grading - Based on applicant provided information.

Architectural Coating - Default values

Vehicle Trips - Consistent with the Traffic report.

Vehicle Emission Factors - Default values

Vehicle Emission Factors - Default values

Vehicle Emission Factors - Default values

Road Dust - Default values.

Woodstoves - No natural gas or wood fired fireplaces or woodstoves.

Consumer Products - Default values

Area Coating - Default values

Landscape Equipment - Default values

Energy Use - Revised to reflect no natural gas consumption. Electricity increased to account for default natural gas assumptions.

Water And Wastewater - Default values

Solid Waste - Default values

Construction Off-road Equipment Mitigation -

Area Mitigation -

Fleet Mix - Default values

Table Name	Column Name	Default Value	New Value
tblConstructionPhase	NumDays	230.00	490.00
tblConstructionPhase	PhaseEndDate	10/25/2024	10/25/2025
tblConstructionPhase	PhaseEndDate	11/22/2024	11/21/2025
tblConstructionPhase	PhaseEndDate	12/20/2024	12/19/2025
tblConstructionPhase	PhaseStartDate	10/26/2024	10/26/2025
tblConstructionPhase	PhaseStartDate	11/23/2024	11/23/2025

1776 Sunset Ave Farifield - Bay Area AQMD Air District, Winter

EMFAC Off-Model Adjustment Factors for Gasoline Light Duty Vehicle to Account for the SAFE Vehicle Rule Applied

tblEnergyUse	NT24E	3,054.10	3,331.41
tblEnergyUse	NT24NG	3,155.00	0.00
tblEnergyUse	T24E	70.89	1,875.99
tblEnergyUse	T24NG	5,226.68	0.00
tblFireplaces	FireplaceDayYear	11.14	0.00
tblFireplaces	FireplaceHourDay	3.50	0.00
tblFireplaces	FireplaceWoodMass	228.80	0.00
tblFireplaces	NumberGas	19.50	0.00
tblFireplaces	NumberNoFireplace	5.20	0.00
tblFireplaces	NumberWood	22.10	0.00
tblGrading	MaterialImported	0.00	12,420.00
tblLandUse	LandUseSquareFeet	72,570.00	72,566.00
tblLandUse	LandUseSquareFeet	5,170.00	5,166.00
tblLandUse	LandUseSquareFeet	130,000.00	168,896.00
tblLandUse	LandUseSquareFeet	1,380.00	1,375.00
tblTripsAndVMT	HaulingTripNumber	7.00	8.00
tblTripsAndVMT	WorkerTripNumber	15.00	16.00
tblTripsAndVMT	WorkerTripNumber	15.00	16.00
tblTripsAndVMT	WorkerTripNumber	15.00	16.00
tblVehicleTrips	ST_TR	1.96	0.00
tblVehicleTrips	ST_TR	9.10	0.00
tblVehicleTrips	SU_TR	2.19	0.00
tblVehicleTrips	SU_TR	13.60	0.00
tblVehicleTrips	WD_TR	0.78	0.00
tblVehicleTrips	WD_TR	28.82	0.00
tblWoodstoves	NumberCatalytic	2.60	0.00
tblWoodstoves	NumberNoncatalytic	2.60	0.00
tblWoodstoves	WoodstoveDayYear	14.12	0.00
tblWoodstoves	WoodstoveWoodMass	582.40	0.00

1776 Sunset Ave Farifield - Bay Area AQMD Air District, Winter

EMFAC Off-Model Adjustment Factors for Gasoline Light Duty Vehicle to Account for the SAFE Vehicle Rule Applied

2.0 Emissions Summary

1776 Sunset Ave Farifield - Bay Area AQMD Air District, Winter

EMFAC Off-Model Adjustment Factors for Gasoline Light Duty Vehicle to Account for the SAFE Vehicle Rule 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					
2023	2.7094	28.6918	21.3307	0.0776	19.8049	1.2668	21.0716	10.1417	1.1654	11.3071	0.0000	8,088.759 4	8,088.759 4	1.1963	0.8126	8,358.413 4
2024	2.0189	16.1300	20.9568	0.0495	1.9130	0.6344	2.5474	0.5154	0.5968	1.1122	0.0000	4,925.415 2	4,925.415 2	0.6632	0.2002	5,001.651 5
2025	124.8639	15.1149	20.6171	0.0489	1.9130	0.5483	2.4613	0.5154	0.5158	1.0312	0.0000	4,876.409 7	4,876.409 7	0.7165	0.1950	4,950.920 7
Maximum	124.8639	28.6918	21.3307	0.0776	19.8049	1.2668	21.0716	10.1417	1.1654	11.3071	0.0000	8,088.759 4	8,088.759 4	1.1963	0.8126	8,358.413 4

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					
2023	2.7094	28.6918	21.3307	0.0776	8.9935	1.2668	10.2603	4.5853	1.1654	5.7507	0.0000	8,088.759 4	8,088.759 4	1.1963	0.8126	8,358.413 4
2024	2.0189	16.1300	20.9568	0.0495	1.9130	0.6344	2.5474	0.5154	0.5968	1.1122	0.0000	4,925.415 2	4,925.415 2	0.6632	0.2002	5,001.651 5
2025	124.8639	15.1149	20.6171	0.0489	1.9130	0.5483	2.4613	0.5154	0.5158	1.0312	0.0000	4,876.409 7	4,876.409 7	0.7165	0.1950	4,950.920 7
Maximum	124.8639	28.6918	21.3307	0.0776	8.9935	1.2668	10.2603	4.5853	1.1654	5.7507	0.0000	8,088.759 4	8,088.759 4	1.1963	0.8126	8,358.413 4

1776 Sunset Ave Farifield - Bay Area AQMD Air District, Winter

EMFAC Off-Model Adjustment Factors for Gasoline Light Duty Vehicle to Account for the SAFE Vehicle Rule 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	4.8226	0.1235	10.7234	5.7000e-004		0.0595	0.0595		0.0595	0.0595	0.0000	19.3299	19.3299	0.0185	0.0000	19.7934
Energy	0.0000	0.0000	0.0000	0.0000		0.0000	0.0000		0.0000	0.0000		0.0000	0.0000	0.0000	0.0000	0.0000
Mobile	1.4890	1.7310	14.8417	0.0289	3.4381	0.0213	3.4594	0.9157	0.0199	0.9356		3,031.4347	3,031.4347	0.2057	0.1496	3,081.1716
Total	6.3116	1.8545	25.5651	0.0295	3.4381	0.0808	3.5189	0.9157	0.0794	0.9951	0.0000	3,050.7646	3,050.7646	0.2243	0.1496	3,100.9650

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	4.8226	0.1235	10.7234	5.7000e-004		0.0595	0.0595		0.0595	0.0595	0.0000	19.3299	19.3299	0.0185	0.0000	19.7934
Energy	0.0000	0.0000	0.0000	0.0000		0.0000	0.0000		0.0000	0.0000		0.0000	0.0000	0.0000	0.0000	0.0000
Mobile	1.4890	1.7310	14.8417	0.0289	3.4381	0.0213	3.4594	0.9157	0.0199	0.9356		3,031.4347	3,031.4347	0.2057	0.1496	3,081.1716
Total	6.3116	1.8545	25.5651	0.0295	3.4381	0.0808	3.5189	0.9157	0.0794	0.9951	0.0000	3,050.7646	3,050.7646	0.2243	0.1496	3,100.9650

1776 Sunset Ave Farifield - Bay Area AQMD Air District, Winter

EMFAC Off-Model Adjustment Factors for Gasoline Light Duty Vehicle to Account for the SAFE Vehicle Rule 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	Demolition	Demolition	10/1/2023	10/27/2023	5	20	
2	Site Preparation	Site Preparation	10/28/2023	11/10/2023	5	10	
3	Grading	Grading	11/11/2023	12/8/2023	5	20	
4	Building Construction	Building Construction	12/9/2023	10/25/2025	5	490	
5	Paving	Paving	10/26/2025	11/21/2025	5	20	
6	Architectural Coating	Architectural Coating	11/23/2025	12/19/2025	5	20	

Acres of Grading (Site Preparation Phase): 15

Acres of Grading (Grading Phase): 20

Acres of Paving: 1.79

Residential Indoor: 342,014; Residential Outdoor: 114,005; Non-Residential Indoor: 11,753; Non-Residential Outdoor: 3,918; Striped Parking Area: 4,664 (Architectural Coating – sqft)

OffRoad Equipment

Phase Name	Offroad Equipment Type	Amount	Usage Hours	Horse Power	Load Factor
Demolition	Concrete/Industrial Saws	1	8.00	81	0.73
Demolition	Excavators	3	8.00	158	0.38
Demolition	Rubber Tired Dozers	2	8.00	247	0.40
Site Preparation	Rubber Tired Dozers	3	8.00	247	0.40
Site Preparation	Tractors/Loaders/Backhoes	4	8.00	97	0.37

1776 Sunset Ave Farifield - Bay Area AQMD Air District, Winter

EMFAC Off-Model Adjustment Factors for Gasoline Light Duty Vehicle to Account for the SAFE Vehicle Rule Applied

Grading	Excavators	1	8.00	158	0.38
Grading	Graders	1	8.00	187	0.41
Grading	Rubber Tired Dozers	1	8.00	247	0.40
Grading	Tractors/Loaders/Backhoes	3	8.00	97	0.37
Building Construction	Cranes	1	7.00	231	0.29
Building Construction	Forklifts	3	8.00	89	0.20
Building Construction	Generator Sets	1	8.00	84	0.74
Building Construction	Tractors/Loaders/Backhoes	3	7.00	97	0.37
Building Construction	Welders	1	8.00	46	0.45
Paving	Pavers	2	8.00	130	0.42
Paving	Paving Equipment	2	8.00	132	0.36
Paving	Rollers	2	8.00	80	0.38
Architectural Coating	Air Compressors	1	6.00	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
Demolition	6	16.00	0.00	8.00	10.80	7.30	20.00	LD_Mix	HDT_Mix	HHDT
Site Preparation	7	18.00	0.00	0.00	10.80	7.30	20.00	LD_Mix	HDT_Mix	HHDT
Grading	6	16.00	0.00	1,552.00	10.80	7.30	20.00	LD_Mix	HDT_Mix	HHDT
Building Construction	9	190.00	52.00	0.00	10.80	7.30	20.00	LD_Mix	HDT_Mix	HHDT
Paving	6	16.00	0.00	0.00	10.80	7.30	20.00	LD_Mix	HDT_Mix	HHDT
Architectural Coating	1	38.00	0.00	0.00	10.80	7.30	20.00	LD_Mix	HDT_Mix	HHDT

3.1 Mitigation Measures Construction

Water Exposed Area

1776 Sunset Ave Farifield - Bay Area AQMD Air District, Winter

EMFAC Off-Model Adjustment Factors for Gasoline Light Duty Vehicle to Account for the SAFE Vehicle Rule Applied

3.2 Demolition - 2023

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					0.0793	0.0000	0.0793	0.0120	0.0000	0.0120			0.0000			0.0000
Off-Road	2.2691	21.4844	19.6434	0.0388		0.9975	0.9975		0.9280	0.9280		3,746.9840	3,746.9840	1.0494		3,773.2183
Total	2.2691	21.4844	19.6434	0.0388	0.0793	0.9975	1.0768	0.0120	0.9280	0.9400		3,746.9840	3,746.9840	1.0494		3,773.2183

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	8.0000e-004	0.0553	0.0129	2.4000e-004	7.0000e-003	4.4000e-004	7.4400e-003	1.9200e-003	4.2000e-004	2.3400e-003		26.3285	26.3285	8.6000e-004	4.1700e-003	27.5934
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	0.0444	0.0307	0.3663	1.0600e-003	0.1314	6.5000e-004	0.1321	0.0349	6.0000e-004	0.0355		108.3493	108.3493	3.3400e-003	3.1800e-003	109.3819
Total	0.0452	0.0860	0.3792	1.3000e-003	0.1384	1.0900e-003	0.1395	0.0368	1.0200e-003	0.0378		134.6777	134.6777	4.2000e-003	7.3500e-003	136.9752

1776 Sunset Ave Farifield - Bay Area AQMD Air District, Winter

EMFAC Off-Model Adjustment Factors for Gasoline Light Duty Vehicle to Account for the SAFE Vehicle Rule Applied

3.2 Demolition - 2023

Mitigated Construction On-Site

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	lb/day										lb/day					
Fugitive Dust					0.0357	0.0000	0.0357	5.4000e-003	0.0000	5.4000e-003			0.0000			0.0000
Off-Road	2.2691	21.4844	19.6434	0.0388		0.9975	0.9975		0.9280	0.9280	0.0000	3,746.9840	3,746.9840	1.0494		3,773.2183
Total	2.2691	21.4844	19.6434	0.0388	0.0357	0.9975	1.0332	5.4000e-003	0.9280	0.9334	0.0000	3,746.9840	3,746.9840	1.0494		3,773.2183

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	8.0000e-004	0.0553	0.0129	2.4000e-004	7.0000e-003	4.4000e-004	7.4400e-003	1.9200e-003	4.2000e-004	2.3400e-003		26.3285	26.3285	8.6000e-004	4.1700e-003	27.5934
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	0.0444	0.0307	0.3663	1.0600e-003	0.1314	6.5000e-004	0.1321	0.0349	6.0000e-004	0.0355		108.3493	108.3493	3.3400e-003	3.1800e-003	109.3819
Total	0.0452	0.0860	0.3792	1.3000e-003	0.1384	1.0900e-003	0.1395	0.0368	1.0200e-003	0.0378		134.6777	134.6777	4.2000e-003	7.3500e-003	136.9752

1776 Sunset Ave Farifield - Bay Area AQMD Air District, Winter

EMFAC Off-Model Adjustment Factors for Gasoline Light Duty Vehicle to Account for the SAFE Vehicle Rule Applied

3.3 Site Preparation - 2023

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					19.6570	0.0000	19.6570	10.1025	0.0000	10.1025			0.0000			0.0000
Off-Road	2.6595	27.5242	18.2443	0.0381		1.2660	1.2660		1.1647	1.1647		3,687.308 1	3,687.308 1	1.1926		3,717.121 9
Total	2.6595	27.5242	18.2443	0.0381	19.6570	1.2660	20.9230	10.1025	1.1647	11.2672		3,687.308 1	3,687.308 1	1.1926		3,717.121 9

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	0.0499	0.0345	0.4121	1.1900e-003	0.1479	7.3000e-004	0.1486	0.0392	6.8000e-004	0.0399		121.8929	121.8929	3.7600e-003	3.5800e-003	123.0546
Total	0.0499	0.0345	0.4121	1.1900e-003	0.1479	7.3000e-004	0.1486	0.0392	6.8000e-004	0.0399		121.8929	121.8929	3.7600e-003	3.5800e-003	123.0546

1776 Sunset Ave Farifield - Bay Area AQMD Air District, Winter

EMFAC Off-Model Adjustment Factors for Gasoline Light Duty Vehicle to Account for the SAFE Vehicle Rule Applied

3.3 Site Preparation - 2023

Mitigated Construction On-Site

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	lb/day										lb/day					
Fugitive Dust					8.8457	0.0000	8.8457	4.5461	0.0000	4.5461			0.0000			0.0000
Off-Road	2.6595	27.5242	18.2443	0.0381		1.2660	1.2660		1.1647	1.1647	0.0000	3,687.308 1	3,687.308 1	1.1926		3,717.121 9
Total	2.6595	27.5242	18.2443	0.0381	8.8457	1.2660	10.1117	4.5461	1.1647	5.7108	0.0000	3,687.308 1	3,687.308 1	1.1926		3,717.121 9

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	0.0499	0.0345	0.4121	1.1900e-003	0.1479	7.3000e-004	0.1486	0.0392	6.8000e-004	0.0399		121.8929	121.8929	3.7600e-003	3.5800e-003	123.0546
Total	0.0499	0.0345	0.4121	1.1900e-003	0.1479	7.3000e-004	0.1486	0.0392	6.8000e-004	0.0399		121.8929	121.8929	3.7600e-003	3.5800e-003	123.0546

1776 Sunset Ave Farifield - Bay Area AQMD Air District, Winter

EMFAC Off-Model Adjustment Factors for Gasoline Light Duty Vehicle to Account for the SAFE Vehicle Rule Applied

3.4 Grading - 2023

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					7.1528	0.0000	7.1528	3.4354	0.0000	3.4354			0.0000			0.0000
Off-Road	1.7109	17.9359	14.7507	0.0297		0.7749	0.7749		0.7129	0.7129		2,872.6910	2,872.6910	0.9291		2,895.9182
Total	1.7109	17.9359	14.7507	0.0297	7.1528	0.7749	7.9277	3.4354	0.7129	4.1483		2,872.6910	2,872.6910	0.9291		2,895.9182

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	0.1560	10.7253	2.4946	0.0468	1.3573	0.0852	1.4424	0.3720	0.0815	0.4535		5,107.7191	5,107.7191	0.1677	0.8094	5,353.1134
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	0.0444	0.0307	0.3663	1.0600e-003	0.1314	6.5000e-004	0.1321	0.0349	6.0000e-004	0.0355		108.3493	108.3493	3.3400e-003	3.1800e-003	109.3819
Total	0.2004	10.7560	2.8610	0.0479	1.4887	0.0858	1.5745	0.4069	0.0821	0.4890		5,216.0684	5,216.0684	0.1710	0.8126	5,462.4952

1776 Sunset Ave Farifield - Bay Area AQMD Air District, Winter

EMFAC Off-Model Adjustment Factors for Gasoline Light Duty Vehicle to Account for the SAFE Vehicle Rule Applied

3.4 Grading - 2023

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					3.2188	0.0000	3.2188	1.5459	0.0000	1.5459			0.0000			0.0000
Off-Road	1.7109	17.9359	14.7507	0.0297		0.7749	0.7749		0.7129	0.7129	0.0000	2,872.6910	2,872.6910	0.9291		2,895.9182
Total	1.7109	17.9359	14.7507	0.0297	3.2188	0.7749	3.9937	1.5459	0.7129	2.2589	0.0000	2,872.6910	2,872.6910	0.9291		2,895.9182

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	0.1560	10.7253	2.4946	0.0468	1.3573	0.0852	1.4424	0.3720	0.0815	0.4535		5,107.7191	5,107.7191	0.1677	0.8094	5,353.1134
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	0.0444	0.0307	0.3663	1.0600e-003	0.1314	6.5000e-004	0.1321	0.0349	6.0000e-004	0.0355		108.3493	108.3493	3.3400e-003	3.1800e-003	109.3819
Total	0.2004	10.7560	2.8610	0.0479	1.4887	0.0858	1.5745	0.4069	0.0821	0.4890		5,216.0684	5,216.0684	0.1710	0.8126	5,462.4952

1776 Sunset Ave Farifield - Bay Area AQMD Air District, Winter

EMFAC Off-Model Adjustment Factors for Gasoline Light Duty Vehicle to Account for the SAFE Vehicle Rule Applied

3.5 Building Construction - 2023

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	1.5728	14.3849	16.2440	0.0269		0.6997	0.6997		0.6584	0.6584		2,555.2099	2,555.2099	0.6079		2,570.4061
Total	1.5728	14.3849	16.2440	0.0269		0.6997	0.6997		0.6584	0.6584		2,555.2099	2,555.2099	0.6079		2,570.4061

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	0.0547	2.3601	0.7366	0.0106	0.3522	0.0136	0.3657	0.1014	0.0130	0.1144		1,132.4148	1,132.4148	0.0230	0.1676	1,182.9324
Worker	0.5271	0.3643	4.3501	0.0126	1.5608	7.7400e-003	1.5686	0.4140	7.1300e-003	0.4211		1,286.6478	1,286.6478	0.0397	0.0378	1,298.9095
Total	0.5818	2.7243	5.0867	0.0231	1.9130	0.0213	1.9343	0.5154	0.0201	0.5355		2,419.0625	2,419.0625	0.0627	0.2054	2,481.8419

1776 Sunset Ave Farifield - Bay Area AQMD Air District, Winter

EMFAC Off-Model Adjustment Factors for Gasoline Light Duty Vehicle to Account for the SAFE Vehicle Rule Applied

3.5 Building Construction - 2023

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	1.5728	14.3849	16.2440	0.0269		0.6997	0.6997		0.6584	0.6584	0.0000	2,555.2099	2,555.2099	0.6079		2,570.4061
Total	1.5728	14.3849	16.2440	0.0269		0.6997	0.6997		0.6584	0.6584	0.0000	2,555.2099	2,555.2099	0.6079		2,570.4061

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	0.0547	2.3601	0.7366	0.0106	0.3522	0.0136	0.3657	0.1014	0.0130	0.1144		1,132.4148	1,132.4148	0.0230	0.1676	1,182.9324
Worker	0.5271	0.3643	4.3501	0.0126	1.5608	7.7400e-003	1.5686	0.4140	7.1300e-003	0.4211		1,286.6478	1,286.6478	0.0397	0.0378	1,298.9095
Total	0.5818	2.7243	5.0867	0.0231	1.9130	0.0213	1.9343	0.5154	0.0201	0.5355		2,419.0625	2,419.0625	0.0627	0.2054	2,481.8419

1776 Sunset Ave Farifield - Bay Area AQMD Air District, Winter

EMFAC Off-Model Adjustment Factors for Gasoline Light Duty Vehicle to Account for the SAFE Vehicle Rule Applied

3.5 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	1.4716	13.4438	16.1668	0.0270		0.6133	0.6133		0.5769	0.5769		2,555.6989	2,555.6989	0.6044		2,570.8077
Total	1.4716	13.4438	16.1668	0.0270		0.6133	0.6133		0.5769	0.5769		2,555.6989	2,555.6989	0.6044		2,570.8077

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	0.0530	2.3611	0.7212	0.0104	0.3522	0.0137	0.3659	0.1014	0.0131	0.1145		1,114.7904	1,114.7904	0.0229	0.1650	1,164.5174
Worker	0.4943	0.3252	4.0687	0.0122	1.5608	7.3700e-003	1.5682	0.4140	6.7900e-003	0.4208		1,254.9258	1,254.9258	0.0360	0.0352	1,266.3264
Total	0.5473	2.6863	4.7900	0.0226	1.9130	0.0210	1.9340	0.5154	0.0199	0.5353		2,369.7163	2,369.7163	0.0589	0.2002	2,430.8438

1776 Sunset Ave Farifield - Bay Area AQMD Air District, Winter

EMFAC Off-Model Adjustment Factors for Gasoline Light Duty Vehicle to Account for the SAFE Vehicle Rule Applied

3.5 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	1.4716	13.4438	16.1668	0.0270		0.6133	0.6133		0.5769	0.5769	0.0000	2,555.6989	2,555.6989	0.6044		2,570.8077
Total	1.4716	13.4438	16.1668	0.0270		0.6133	0.6133		0.5769	0.5769	0.0000	2,555.6989	2,555.6989	0.6044		2,570.8077

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	0.0530	2.3611	0.7212	0.0104	0.3522	0.0137	0.3659	0.1014	0.0131	0.1145		1,114.7904	1,114.7904	0.0229	0.1650	1,164.5174
Worker	0.4943	0.3252	4.0687	0.0122	1.5608	7.3700e-003	1.5682	0.4140	6.7900e-003	0.4208		1,254.9258	1,254.9258	0.0360	0.0352	1,266.3264
Total	0.5473	2.6863	4.7900	0.0226	1.9130	0.0210	1.9340	0.5154	0.0199	0.5353		2,369.7163	2,369.7163	0.0589	0.2002	2,430.8438

1776 Sunset Ave Farifield - Bay Area AQMD Air District, Winter

EMFAC Off-Model Adjustment Factors for Gasoline Light Duty Vehicle to Account for the SAFE Vehicle Rule Applied

3.5 Building Construction - 2025

Unmitigated Construction On-Site

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	lb/day										lb/day					
Off-Road	1.3674	12.4697	16.0847	0.0270		0.5276	0.5276		0.4963	0.4963		2,556.474 4	2,556.474 4	0.6010		2,571.498 1
Total	1.3674	12.4697	16.0847	0.0270		0.5276	0.5276		0.4963	0.4963		2,556.474 4	2,556.474 4	0.6010		2,571.498 1

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	0.0516	2.3523	0.7087	0.0102	0.3522	0.0137	0.3659	0.1014	0.0131	0.1145		1,094.982 2	1,094.982 2	0.0227	0.1619	1,143.810 0
Worker	0.4659	0.2929	3.8238	0.0118	1.5608	7.0500e-003	1.5679	0.4140	6.4900e-003	0.4205		1,224.953 2	1,224.953 2	0.0328	0.0330	1,235.612 6
Total	0.5175	2.6452	4.5325	0.0220	1.9130	0.0207	1.9337	0.5154	0.0196	0.5350		2,319.935 3	2,319.935 3	0.0555	0.1950	2,379.422 6

1776 Sunset Ave Farifield - Bay Area AQMD Air District, Winter

EMFAC Off-Model Adjustment Factors for Gasoline Light Duty Vehicle to Account for the SAFE Vehicle Rule Applied

3.5 Building Construction - 2025

Mitigated Construction On-Site

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	lb/day										lb/day					
Off-Road	1.3674	12.4697	16.0847	0.0270		0.5276	0.5276		0.4963	0.4963	0.0000	2,556.474 4	2,556.474 4	0.6010		2,571.498 1
Total	1.3674	12.4697	16.0847	0.0270		0.5276	0.5276		0.4963	0.4963	0.0000	2,556.474 4	2,556.474 4	0.6010		2,571.498 1

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	0.0516	2.3523	0.7087	0.0102	0.3522	0.0137	0.3659	0.1014	0.0131	0.1145		1,094.982 2	1,094.982 2	0.0227	0.1619	1,143.810 0
Worker	0.4659	0.2929	3.8238	0.0118	1.5608	7.0500e-003	1.5679	0.4140	6.4900e-003	0.4205		1,224.953 2	1,224.953 2	0.0328	0.0330	1,235.612 6
Total	0.5175	2.6452	4.5325	0.0220	1.9130	0.0207	1.9337	0.5154	0.0196	0.5350		2,319.935 3	2,319.935 3	0.0555	0.1950	2,379.422 6

1776 Sunset Ave Farifield - Bay Area AQMD Air District, Winter

EMFAC Off-Model Adjustment Factors for Gasoline Light Duty Vehicle to Account for the SAFE Vehicle Rule Applied

3.6 Paving - 2025

Unmitigated Construction On-Site

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	lb/day										lb/day					
Off-Road	0.9152	8.5816	14.5780	0.0228		0.4185	0.4185		0.3850	0.3850		2,206.745 2	2,206.745 2	0.7137		2,224.587 8
Paving	0.2345					0.0000	0.0000		0.0000	0.0000			0.0000			0.0000
Total	1.1496	8.5816	14.5780	0.0228		0.4185	0.4185		0.3850	0.3850		2,206.745 2	2,206.745 2	0.7137		2,224.587 8

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	0.0392	0.0247	0.3220	9.9000e-004	0.1314	5.9000e-004	0.1320	0.0349	5.5000e-004	0.0354		103.1540	103.1540	2.7600e-003	2.7800e-003	104.0516
Total	0.0392	0.0247	0.3220	9.9000e-004	0.1314	5.9000e-004	0.1320	0.0349	5.5000e-004	0.0354		103.1540	103.1540	2.7600e-003	2.7800e-003	104.0516

1776 Sunset Ave Farifield - Bay Area AQMD Air District, Winter

EMFAC Off-Model Adjustment Factors for Gasoline Light Duty Vehicle to Account for the SAFE Vehicle Rule Applied

3.6 Paving - 2025

Mitigated Construction On-Site

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	lb/day										lb/day					
Off-Road	0.9152	8.5816	14.5780	0.0228		0.4185	0.4185		0.3850	0.3850	0.0000	2,206.745 2	2,206.745 2	0.7137		2,224.587 8
Paving	0.2345					0.0000	0.0000		0.0000	0.0000			0.0000			0.0000
Total	1.1496	8.5816	14.5780	0.0228		0.4185	0.4185		0.3850	0.3850	0.0000	2,206.745 2	2,206.745 2	0.7137		2,224.587 8

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	0.0392	0.0247	0.3220	9.9000e-004	0.1314	5.9000e-004	0.1320	0.0349	5.5000e-004	0.0354		103.1540	103.1540	2.7600e-003	2.7800e-003	104.0516
Total	0.0392	0.0247	0.3220	9.9000e-004	0.1314	5.9000e-004	0.1320	0.0349	5.5000e-004	0.0354		103.1540	103.1540	2.7600e-003	2.7800e-003	104.0516

1776 Sunset Ave Farifield - Bay Area AQMD Air District, Winter

EMFAC Off-Model Adjustment Factors for Gasoline Light Duty Vehicle to Account for the SAFE Vehicle Rule Applied

3.7 Architectural Coating - 2025

Unmitigated Construction On-Site

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	lb/day										lb/day					
Archit. Coating	124.5998					0.0000	0.0000		0.0000	0.0000			0.0000			0.0000
Off-Road	0.1709	1.1455	1.8091	2.9700e-003		0.0515	0.0515		0.0515	0.0515		281.4481	281.4481	0.0154		281.8319
Total	124.7707	1.1455	1.8091	2.9700e-003		0.0515	0.0515		0.0515	0.0515		281.4481	281.4481	0.0154		281.8319

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	0.0932	0.0586	0.7648	2.3500e-003	0.3122	1.4100e-003	0.3136	0.0828	1.3000e-003	0.0841		244.9906	244.9906	6.5500e-003	6.6000e-003	247.1225
Total	0.0932	0.0586	0.7648	2.3500e-003	0.3122	1.4100e-003	0.3136	0.0828	1.3000e-003	0.0841		244.9906	244.9906	6.5500e-003	6.6000e-003	247.1225

1776 Sunset Ave Farifield - Bay Area AQMD Air District, Winter

EMFAC Off-Model Adjustment Factors for Gasoline Light Duty Vehicle to Account for the SAFE Vehicle Rule Applied

3.7 Architectural Coating - 2025

Mitigated Construction On-Site

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	lb/day										lb/day					
Archit. Coating	124.5998					0.0000	0.0000		0.0000	0.0000			0.0000			0.0000
Off-Road	0.1709	1.1455	1.8091	2.9700e-003		0.0515	0.0515		0.0515	0.0515	0.0000	281.4481	281.4481	0.0154		281.8319
Total	124.7707	1.1455	1.8091	2.9700e-003		0.0515	0.0515		0.0515	0.0515	0.0000	281.4481	281.4481	0.0154		281.8319

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	0.0932	0.0586	0.7648	2.3500e-003	0.3122	1.4100e-003	0.3136	0.0828	1.3000e-003	0.0841		244.9906	244.9906	6.5500e-003	6.6000e-003	247.1225
Total	0.0932	0.0586	0.7648	2.3500e-003	0.3122	1.4100e-003	0.3136	0.0828	1.3000e-003	0.0841		244.9906	244.9906	6.5500e-003	6.6000e-003	247.1225

1776 Sunset Ave Farifield - Bay Area AQMD Air District, Winter

EMFAC Off-Model Adjustment Factors for Gasoline Light Duty Vehicle to Account for the SAFE Vehicle Rule 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	1.4890	1.7310	14.8417	0.0289	3.4381	0.0213	3.4594	0.9157	0.0199	0.9356		3,031.4347	3,031.4347	0.2057	0.1496	3,081.1716
Unmitigated	1.4890	1.7310	14.8417	0.0289	3.4381	0.0213	3.4594	0.9157	0.0199	0.9356		3,031.4347	3,031.4347	0.2057	0.1496	3,081.1716

4.2 Trip Summary Information

Land Use	Average Daily Trip Rate			Unmitigated	Mitigated
	Weekday	Saturday	Sunday	Annual VMT	Annual VMT
Apartments Mid Rise	707.20	638.30	531.70	1,552,716	1,552,716
Other Asphalt Surfaces	0.00	0.00	0.00		
Parking Lot	0.00	0.00	0.00		
City Park	0.00	0.00	0.00		
Recreational Swimming Pool	0.00	0.00	0.00		
Total	707.20	638.30	531.70	1,552,716	1,552,716

4.3 Trip Type Information

Land Use	Miles			Trip %			Trip Purpose %		
	H-W or C-W	H-S or C-C	H-O or C-NW	H-W or C-W	H-S or C-C	H-O or C-NW	Primary	Diverted	Pass-by
Apartments Mid Rise	10.80	4.80	5.70	31.00	15.00	54.00	86	11	3
Other Asphalt Surfaces	9.50	7.30	7.30	0.00	0.00	0.00	0	0	0

1776 Sunset Ave Farifield - Bay Area AQMD Air District, Winter

EMFAC Off-Model Adjustment Factors for Gasoline Light Duty Vehicle to Account for the SAFE Vehicle Rule 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
Parking Lot	9.50	7.30	7.30	0.00	0.00	0.00	0	0	0
City Park	9.50	7.30	7.30	33.00	48.00	19.00	66	28	6
Recreational Swimming Pool	9.50	7.30	7.30	33.00	48.00	19.00	52	39	9

4.4 Fleet Mix

Land Use	LDA	LDT1	LDT2	MDV	LHD1	LHD2	MHD	HHD	OBUS	UBUS	MCY	SBUS	MH
Apartments Mid Rise	0.554285	0.058871	0.188253	0.120585	0.022598	0.005697	0.010798	0.007525	0.000977	0.000545	0.026246	0.000848	0.002771
Other Asphalt Surfaces	0.554285	0.058871	0.188253	0.120585	0.022598	0.005697	0.010798	0.007525	0.000977	0.000545	0.026246	0.000848	0.002771
Parking Lot	0.554285	0.058871	0.188253	0.120585	0.022598	0.005697	0.010798	0.007525	0.000977	0.000545	0.026246	0.000848	0.002771
City Park	0.554285	0.058871	0.188253	0.120585	0.022598	0.005697	0.010798	0.007525	0.000977	0.000545	0.026246	0.000848	0.002771
Recreational Swimming Pool	0.554285	0.058871	0.188253	0.120585	0.022598	0.005697	0.010798	0.007525	0.000977	0.000545	0.026246	0.000848	0.002771

5.0 Energy Detail

Historical Energy Use: N

5.1 Mitigation Measures Energy

1776 Sunset Ave Farifield - Bay Area AQMD Air District, Winter

EMFAC Off-Model Adjustment Factors for Gasoline Light Duty Vehicle to Account for the SAFE Vehicle Rule 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	0.0000	0.0000	0.0000	0.0000		0.0000	0.0000		0.0000	0.0000		0.0000	0.0000	0.0000	0.0000	0.0000
NaturalGas Unmitigated	0.0000	0.0000	0.0000	0.0000		0.0000	0.0000		0.0000	0.0000		0.0000	0.0000	0.0000	0.0000	0.0000

5.2 Energy by Land Use - NaturalGas

Unmitigated

	NaturalGas Use	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Land Use	kBTU/yr	lb/day										lb/day					
Apartments Mid Rise	0	0.0000	0.0000	0.0000	0.0000		0.0000	0.0000		0.0000	0.0000		0.0000	0.0000	0.0000	0.0000	0.0000
City Park	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
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
Recreational Swimming Pool	0	0.0000	0.0000	0.0000	0.0000		0.0000	0.0000		0.0000	0.0000		0.0000	0.0000	0.0000	0.0000	0.0000
Total		0.0000	0.0000	0.0000	0.0000		0.0000	0.0000		0.0000	0.0000		0.0000	0.0000	0.0000	0.0000	0.0000

1776 Sunset Ave Farifield - Bay Area AQMD Air District, Winter

EMFAC Off-Model Adjustment Factors for Gasoline Light Duty Vehicle to Account for the SAFE Vehicle Rule Applied

5.2 Energy by Land Use - NaturalGas

Mitigated

	NaturalGas Use	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Land Use	kBTU/yr	lb/day										lb/day					
Apartments Mid Rise	0	0.0000	0.0000	0.0000	0.0000		0.0000	0.0000		0.0000	0.0000		0.0000	0.0000	0.0000	0.0000	0.0000
City Park	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
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
Recreational Swimming Pool	0	0.0000	0.0000	0.0000	0.0000		0.0000	0.0000		0.0000	0.0000		0.0000	0.0000	0.0000	0.0000	0.0000
Total		0.0000	0.0000	0.0000	0.0000		0.0000	0.0000		0.0000	0.0000		0.0000	0.0000	0.0000	0.0000	0.0000

6.0 Area Detail

6.1 Mitigation Measures Area

No Hearths Installed

1776 Sunset Ave Farifield - Bay Area AQMD Air District, Winter

EMFAC Off-Model Adjustment Factors for Gasoline Light Duty Vehicle to Account for the SAFE Vehicle Rule 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	4.8226	0.1235	10.7234	5.7000e-004		0.0595	0.0595		0.0595	0.0595	0.0000	19.3299	19.3299	0.0185	0.0000	19.7934
Unmitigated	4.8226	0.1235	10.7234	5.7000e-004		0.0595	0.0595		0.0595	0.0595	0.0000	19.3299	19.3299	0.0185	0.0000	19.7934

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	0.6827					0.0000	0.0000		0.0000	0.0000			0.0000			0.0000
Consumer Products	3.8174					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	0.3225	0.1235	10.7234	5.7000e-004		0.0595	0.0595		0.0595	0.0595		19.3299	19.3299	0.0185		19.7934
Total	4.8226	0.1235	10.7234	5.7000e-004		0.0595	0.0595		0.0595	0.0595	0.0000	19.3299	19.3299	0.0185	0.0000	19.7934

1776 Sunset Ave Farifield - Bay Area AQMD Air District, Winter

EMFAC Off-Model Adjustment Factors for Gasoline Light Duty Vehicle to Account for the SAFE Vehicle Rule 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	0.6827					0.0000	0.0000		0.0000	0.0000			0.0000			0.0000
Consumer Products	3.8174					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	0.3225	0.1235	10.7234	5.7000e-004		0.0595	0.0595		0.0595	0.0595		19.3299	19.3299	0.0185		19.7934
Total	4.8226	0.1235	10.7234	5.7000e-004		0.0595	0.0595		0.0595	0.0595	0.0000	19.3299	19.3299	0.0185	0.0000	19.7934

7.0 Water Detail

7.1 Mitigation Measures Water

1776 Sunset Ave Farifield - Bay Area AQMD Air District, Winter

EMFAC Off-Model Adjustment Factors for Gasoline Light Duty Vehicle to Account for the SAFE Vehicle Rule Applied

8.0 Waste Detail

8.1 Mitigation Measures Waste

9.0 Operational Offroad

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

10.0 Stationary Equipment

Fire Pumps and Emergency Generators

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

Boilers

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

User Defined Equipment

Equipment Type	Number
----------------	--------

11.0 Vegetation
