

Table 1 – Total Construction-Related Fuel Consumption

First Industrial Logistics at Sinclair Street

Fuel	Consumption	
Diesel		
On-Road Construction Trips ¹	81,937	Gallons
Off-Road Construction Equipment ²	32,302	Gallons
Diesel Total	114,239	Gallons
Gasoline		
On-Road Construction Trips ¹	51,501	Gallons
Off-Road Construction Equipment ³	-	Gallons
Gasoline Total	51,501	Gallons

Notes:

1. On-road mobile source fuel use based on vehicle miles traveled (VMT) from CalEEMod for construction in 2024 and fleet-average fuel consumption in gallons per mile from EMFAC2021 web based data for Riverside County. See Table 2 for calculation details.
2. Off-road mobile source fuel usage based on a fuel usage rate of 0.05 gallons of diesel per horsepower (HP)-hour, based on SCAQMD CEQA Air Quality Handbook, Table A9-3E.
3. All emissions from off-road construction equipment were assumed to be diesel.

Table 2 – On-Road Construction Trip Estimates

First Industrial Logistics at Sinclair Street

Trip Type	Trips	Trip length	Vehicle Miles Traveled (VMT)	Fuel Efficiency	Annual Fuel Usage ¹	
	(trips)	(miles)	(miles)	(mpg)	(Fuel)	(gallon)
Worker ^{2,3}	71,207	18.5	1,317,330	26.2	Gasoline	51,501
Vendor ⁴	26,825	10.2	273,615	7.5	Diesel	37,683
Hauling ⁵	13,510	20	270,200	6.1	Diesel	44,254

Notes:

1. On-road mobile source fuel use based on vehicle miles traveled (VMT) from CalEEMod output (See Air Quality/GHG Memo) for construction and fleet-average fuel consumption in gallons per mile from EMFAC2021 web based data for 2024 in Riverside County.
2. Worker trips were assumed to be 100% gasoline powered vehicles.
3. Per CalEEMod, worker Trips were assumed to be 25% LDA, 50% LDT1, and 25% LDT2.
4. Vendor trips were assumed to be 50% MHDT and 50% HHDT, per CalEEMod.
5. Per CalEEMod, hauling trips were assumed to be 100% HHDT.

Table 3 – Annual Energy Consumption from Operation

First Industrial Logistics at Sinclair Street

Fuel Type	Energy Consumption	Units	Natural Gas	Units
Electricity				
Building ¹	2,364,610	kWh/year	8,156,638	kBTU/yr
Water ²	25,438	kWh/year		
EV Charging Stations ³	4,106,250	kWh/year		
Forklifts ⁴	991,746	kWh/year		
Yard Trucks ⁵	61,320	kWh/year		
Total Electricity	7,549,364	kWh/year		
Mobile⁶				
Gasoline	159,462	gallons/year		
Diesel	115,563	gallons/year		

Notes:

1. Building electricity use from CalEEMod output (See Air Quality/GHG Memo).
2. Calculated based on the Project's annual water consumption using CalEEMod SCAQMD energy intensity of 0.005306 kWh per gallon for supply, distribution, and treatment of outdoor water and 0.006807 kWh per gallon for supply, distribution, and treatment of indoor water and wastewater treatment.
3. Twenty-five (25) Electric Vehicle (EV) charging stations assumed. Per SCAQMD's Final Staff Report for Proposed Rule 2305 and Proposed Rule 316, May 2021, each charging station is assumed to have a 50 kW charger and daily usage is estimated at approximately 10 hours a day, or equal to approximately 450 kWh per day.
4. Electric forklift estimates includes approx. 51 forklifts, each using 19,446 kWh per year based on usage rate of 0.12 forklifts per 1,000 square feet from the SCAQMD High Cube Truck Trip Warehouse Study White Paper Summary of Business Survey Results, June 2014 and annual electricity consumption from the Electric Power Research Institute in 2015 (See Air Quality/GHG Memo).
5. Electric yard truck estimates includes approx. 2 yard trucks each using 84 kWh per year based on SCAQMD Governing Board Meeting Agenda: May 7, 2021, Item 27: Certify Final Environmental Assessment and Adopt Proposed Rule 2305 – Warehouse Indirect Source Rule – Warehouse Actions and Investments to Reduce Emissions Program, and Proposed Rule 316 – Fees for Rule 2305, Submit Rule 2305 for Inclusion Into the SIP, and Approve Supporting Budget Actions (See Air Quality/GHG Memo).
6. Mobile source fuel use based on annual vehicle miles traveled (VMT) from CalEEMod output for operational year 2025 and fleet-average fuel consumption in gallons per mile from EMFAC2021 web based data in Riverside County.