

# **APPENDIX C**

## **AIR QUALITY ANALYSIS**

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This analysis provides the supporting technical air quality analysis that informs Section 3.2, *Air Quality* and Section 3.8, *Greenhouse Gas Emissions and Climate Change* provided in this Environmental Impact Report (EIR). All air quality modeling performed for the EIR was conducted using California Emission Estimator Model (CalEEMod) version 2016.3.1.

**C1:** CalEEMod Annual Report

**C2:** CalEEMod Summer Report

**C3:** CalEEMod Winter Report

**C4:** CalEEMod Mitigation Report

## Strand and Pier Hotel Project - South Coast AQMD Air District, Summary Report

## Strand and Pier Hotel Project

### South Coast AQMD, Summary Report

## 1.0 Project Characteristics

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### 1.1 Land Usage

Land Uses	Size	Metric	Lot Acreage	Floor Surface Area	Population
Enclosed Parking with Elevator	54.49	1000sqft	1.25	54,489.00	0
Hotel	100.00	Room	0.59	100,541.00	0

### 1.2 Other Project Characteristics

<b>Urbanization</b>	Urban	<b>Wind Speed (m/s)</b>	2.2	<b>Precipitation Freq (Days)</b>	31
<b>Climate Zone</b>	8			<b>Operational Year</b>	2021
<b>Utility Company</b>	Southern California Edison				
<b>CO2 Intensity (lb/MWhr)</b>	702.44	<b>CH4 Intensity (lb/MWhr)</b>	0.029	<b>N2O Intensity (lb/MWhr)</b>	0.006

### 1.3 User Entered Comments

Only CalEEMod defaults were used.

## Strand and Pier Hotel Project - South Coast AQMD Air District, Summary Report

Project Characteristics - Project details

Land Use - Project Details

Construction Phase - Detailed Project Construction Schedule

Off-road Equipment - Estimated construction equipment. Hours per day based on construction schedule on the construction management plan (pg. 28)

Off-road Equipment - Determined based on construction specific phases. Time estimated based on hours per day in CMP page 28

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Trips and VMT - Total Trips hauling from CMP page 21-22

Demolition -

Grading - Excavation construction details

Architectural Coating - Assumed 0 for VOC for parking lot because it is interior with no associated paint emissions. SCAPCD Rule 403

Area Coating - SCAQMD Rule 1113

Energy Use -

Construction Off-road Equipment Mitigation - Includes dust control measures required by SCAQMD Rule 403, and project MM AQ-2. (% Reduction of fugitive dust mitigation measures taken from SCAQMD CEQA Air Quality Handbook, Table 11-4, pg. 11-15)

Area Mitigation - Architectural coating standards consistent with SCAQMD Rule 1113

Energy Mitigation - Inherent Project Energy features

## 2.0 Peak Daily Emissions

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### Peak Daily Construction Emissions

#### Peak Daily Construction Emissions

Strand and Pier Hotel Project - South Coast AQMD Air District, Summary Report

		Unmitigated						Mitigated					
		ROG	NOX	CO	SO2	PM10	PM2.5	ROG	NOX	CO	SO2	PM10	PM2.5
Year	Phase	lb/day											
2019	Demolition	8.8935 W	91.0871 W	56.8390 S	0.1026 S	5.7055 W	4.6127 W	8.8935 W	77.9072 W	56.8390 S	0.1026 S	1.4267 W	0.8396 W
	Peak Daily Total	8.8935 W	91.0871 W	56.8390 S	0.1026 S	5.7055 W	4.6127 W	8.8935 W	77.9072 W	56.8390 S	0.1026 S	1.4267 W	0.8396 W
	Air District Threshold												
	Exceed Significance?												

**Peak Daily Operational Emissions**

**Peak Daily Operational Emissions**

		Unmitigated						Mitigated					
		ROG	NOX	CO	SO2	PM10	PM2.5	ROG	NOX	CO	SO2	PM10	PM2.5
	Operational Activity	lb/day											
On-Site	Area	2.1412 S	1.5000e-004 S	0.0158 S	0.0000 S	6.0000e-005 S	6.0000e-005 S	2.1412 S	1.5000e-004 S	0.0158 S	0.0000 S	6.0000e-005 S	6.0000e-005 S
On-Site	Energy	0.1022 S	0.9287 S	0.7801 S	5.5700e-003 S	0.0706 S	0.0706 S	0.1022 S	0.9287 S	0.7801 S	5.5700e-003 S	0.0706 S	0.0706 S
Off-Site	Mobile	1.3355 S	6.4874 W	15.2975 S	0.0533 S	4.1977 W	1.1514 W	1.3355 S	6.4874 W	15.2975 S	0.0533 S	4.1977 W	1.1514 W
	Peak Daily Total	3.5789 S	7.4163 W	16.0934 S	0.0589 S	4.2683 W	1.2220 W	3.5789 S	7.4163 W	16.0934 S	0.0589 S	4.2683 W	1.2220 W
	Air District Threshold												
	Exceed Significance?												

**3.0 Annual GHG Emissions**

**Annual GHG**

**Annual GHG**



Strand and Pier Hotel Project - South Coast AQMD Air District, Annual

**Strand and Pier Hotel Project**  
**South Coast AQMD Air District, Annual**

**1.0 Project Characteristics**

**1.1 Land Usage**

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Hotel	100.00	Room	0.59	100,541.00	0

**1.2 Other Project Characteristics**

<b>Urbanization</b>	Urban	<b>Wind Speed (m/s)</b>	2.2	<b>Precipitation Freq (Days)</b>	31
<b>Climate Zone</b>	8			<b>Operational Year</b>	2021
<b>Utility Company</b>	Southern California Edison				
<b>CO2 Intensity (lb/MW hr)</b>	702.44	<b>CH4 Intensity (lb/MW hr)</b>	0.029	<b>N2O Intensity (lb/MW hr)</b>	0.006

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

Strand and Pier Hotel Project - South Coast AQMD Air District, Annual

Project Characteristics - Project details

Land Use - Project Details

Construction Phase - Detailed Project Construction Schedule

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Architectural Coating - Assumed 0 for VOC for parking lot because it is interior with no associated paint emissions. SCAPCD Rule 403

Area Coating - SCAQMD Rule 1113

Energy Use -

Construction Off-road Equipment Mitigation - Includes dust control measures required by SCAQMD Rule 403, and project MM AQ-2. (% Reduction of fugitive dust mitigation measures taken from SCAQMD CEQA Air Quality Handbook, Table 11-4, pg. 11-15)

Area Mitigation - Architectural coating standards consistent with SCAQMD Rule 1113

Energy Mitigation - Inherent Project Energy features

Table Name	Column Name	Default Value	New Value
tblArchitecturalCoating	ConstArea_Parking	3,269.00	0.00
tblArchitecturalCoating	EF_Parking	100.00	0.00
tblAreaCoating	Area_EF_Nonresidential_Exterior	100	50
tblAreaCoating	Area_EF_Nonresidential_Interior	100	50
tblAreaCoating	Area_EF_Parking	100	50
tblAreaMitigation	UseLowVOCPaintParkingCheck	False	True
tblConstDustMitigation	WaterUnpavedRoadMoistureContent	0	12

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tblConstDustMitigation	WaterUnpavedRoadVehicleSpeed	40	15
tblConstEquipMitigation	DPF	No Change	Level 3
tblConstEquipMitigation	DPF	No Change	Level 3
tblConstEquipMitigation	DPF	No Change	Level 3
tblConstEquipMitigation	DPF	No Change	Level 3
tblConstEquipMitigation	DPF	No Change	Level 3
tblConstEquipMitigation	DPF	No Change	Level 3
tblConstEquipMitigation	DPF	No Change	Level 3
tblConstEquipMitigation	DPF	No Change	Level 3
tblConstEquipMitigation	DPF	No Change	Level 3
tblConstEquipMitigation	DPF	No Change	Level 3
tblConstEquipMitigation	DPF	No Change	Level 3
tblConstEquipMitigation	DPF	No Change	Level 3
tblConstEquipMitigation	DPF	No Change	Level 3
tblConstEquipMitigation	NumberOfEquipmentMitigated	0.00	1.00
tblConstEquipMitigation	NumberOfEquipmentMitigated	0.00	4.00
tblConstEquipMitigation	NumberOfEquipmentMitigated	0.00	1.00
tblConstEquipMitigation	NumberOfEquipmentMitigated	0.00	2.00
tblConstEquipMitigation	NumberOfEquipmentMitigated	0.00	4.00
tblConstEquipMitigation	NumberOfEquipmentMitigated	0.00	6.00
tblConstEquipMitigation	NumberOfEquipmentMitigated	0.00	2.00
tblConstEquipMitigation	NumberOfEquipmentMitigated	0.00	1.00
tblConstEquipMitigation	NumberOfEquipmentMitigated	0.00	4.00
tblConstEquipMitigation	NumberOfEquipmentMitigated	0.00	13.00
tblConstEquipMitigation	NumberOfEquipmentMitigated	0.00	1.00
tblConstEquipMitigation	NumberOfEquipmentMitigated	0.00	2.00
tblConstEquipMitigation	OxidationCatalyst	0.00	15.00
tblConstEquipMitigation	OxidationCatalyst	0.00	15.00



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tblConstEquipMitigation	OxidationCatalyst	0.00	15.00
tblConstEquipMitigation	OxidationCatalyst	0.00	15.00
tblConstEquipMitigation	OxidationCatalyst	0.00	15.00
tblConstEquipMitigation	OxidationCatalyst	0.00	15.00
tblConstEquipMitigation	OxidationCatalyst	0.00	15.00
tblConstEquipMitigation	OxidationCatalyst	0.00	15.00
tblConstEquipMitigation	OxidationCatalyst	0.00	15.00
tblConstEquipMitigation	OxidationCatalyst	0.00	15.00
tblConstEquipMitigation	OxidationCatalyst	0.00	15.00
tblConstEquipMitigation	OxidationCatalyst	0.00	15.00
tblConstEquipMitigation	OxidationCatalyst	0.00	15.00
tblConstructionPhase	NumDays	10.00	307.00
tblConstructionPhase	NumDays	200.00	152.00
tblConstructionPhase	NumDays	200.00	154.00
tblConstructionPhase	NumDays	20.00	93.00
tblConstructionPhase	NumDays	4.00	184.00
tblConstructionPhase	NumDaysWeek	5.00	7.00
tblConstructionPhase	NumDaysWeek	5.00	7.00
tblConstructionPhase	NumDaysWeek	5.00	7.00
tblConstructionPhase	NumDaysWeek	5.00	7.00
tblConstructionPhase	NumDaysWeek	5.00	7.00
tblGrading	AcresOfGrading	132.25	0.92
tblGrading	MaterialExported	0.00	42,700.00
tblLandUse	BuildingSpaceSquareFeet	54,490.00	54,489.00
tblLandUse	BuildingSpaceSquareFeet	145,200.00	100,541.00
tblLandUse	LandUseSquareFeet	54,490.00	54,489.00
tblLandUse	LandUseSquareFeet	145,200.00	100,541.00
tblLandUse	LotAcreage	3.33	0.59

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tblOffRoadEquipment	OffRoadEquipmentUnitAmount	1.00	3.00
tblOffRoadEquipment	OffRoadEquipmentUnitAmount	1.00	3.00
tblOffRoadEquipment	OffRoadEquipmentUnitAmount	1.00	3.00
tblOffRoadEquipment	OffRoadEquipmentUnitAmount	1.00	3.00
tblOffRoadEquipment	OffRoadEquipmentUnitAmount	1.00	3.00
tblOffRoadEquipment	OffRoadEquipmentUnitAmount	3.00	4.00
tblOffRoadEquipment	OffRoadEquipmentUnitAmount	1.00	3.00
tblOffRoadEquipment	OffRoadEquipmentUnitAmount	3.00	1.00
tblOffRoadEquipment	OffRoadEquipmentUnitAmount	3.00	1.00
tblOffRoadEquipment	UsageHours	6.00	11.50
tblOffRoadEquipment	UsageHours	8.00	11.50
tblOffRoadEquipment	UsageHours	6.00	11.50
tblOffRoadEquipment	UsageHours	6.00	11.50
tblOffRoadEquipment	UsageHours	6.00	11.50
tblOffRoadEquipment	UsageHours	6.00	11.50
tblOffRoadEquipment	UsageHours	6.00	11.50
tblOffRoadEquipment	UsageHours	8.00	11.50
tblOffRoadEquipment	UsageHours	8.00	11.50
tblOffRoadEquipment	UsageHours	6.00	11.50
tblOffRoadEquipment	UsageHours	8.00	11.50
tblOffRoadEquipment	UsageHours	6.00	11.50
tblOffRoadEquipment	UsageHours	6.00	11.50
tblOffRoadEquipment	UsageHours	6.00	11.50
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tblOffRoadEquipment	UsageHours	7.00	11.50
tblOffRoadEquipment	UsageHours	8.00	11.50
tblOffRoadEquipment	UsageHours	8.00	11.50
tblProjectCharacteristics	OperationalYear	2018	2021

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tblTripsAndVMT	HaulingTripNumber	181.00	980.00
tblTripsAndVMT	HaulingTripNumber	5,338.00	4,200.00
tblTripsAndVMT	VendorTripNumber	0.00	25.00
tblTripsAndVMT	VendorTripNumber	25.00	0.00
tblTripsAndVMT	VendorTripNumber	25.00	0.00

## 2.0 Emissions Summary

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**2.1 Overall Construction**

**Unmitigated Construction**

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Year	tons/yr										MT/yr					
2019	0.9599	10.3387	6.3179	0.0132	0.9398	0.4980	1.4378	0.4740	0.4612	0.9352	0.0000	1,201.1561	1,201.1561	0.2813	0.0000	1,208.1883
2020	0.6738	3.6617	3.5138	6.1200e-003	0.0883	0.2098	0.2981	0.0235	0.1984	0.2218	0.0000	524.4508	524.4508	0.1041	0.0000	527.0528
2021	0.2925	0.3200	0.3835	7.2000e-004	0.0113	0.0177	0.0290	3.0100e-003	0.0177	0.0207	0.0000	59.2564	59.2564	4.0200e-003	0.0000	59.3570
<b>Maximum</b>	<b>0.9599</b>	<b>10.3387</b>	<b>6.3179</b>	<b>0.0132</b>	<b>0.9398</b>	<b>0.4980</b>	<b>1.4378</b>	<b>0.4740</b>	<b>0.4612</b>	<b>0.9352</b>	<b>0.0000</b>	<b>1,201.1561</b>	<b>1,201.1561</b>	<b>0.2813</b>	<b>0.0000</b>	<b>1,208.1883</b>

**Mitigated Construction**

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Year	tons/yr										MT/yr					
2019	0.9599	8.9481	6.3179	0.0132	0.4710	0.0790	0.5500	0.2214	0.0733	0.2947	0.0000	1,201.1550	1,201.1550	0.2813	0.0000	1,208.1872
2020	0.6738	3.1166	3.5138	6.1200e-003	0.0883	0.0321	0.1203	0.0235	0.0303	0.0537	0.0000	524.4503	524.4503	0.1041	0.0000	527.0523
2021	0.2925	0.2725	0.3834	7.2000e-004	0.0113	2.7300e-003	0.0141	3.0100e-003	2.7200e-003	5.7300e-003	0.0000	59.2564	59.2564	4.0200e-003	0.0000	59.3569
<b>Maximum</b>	<b>0.9599</b>	<b>8.9481</b>	<b>6.3179</b>	<b>0.0132</b>	<b>0.4710</b>	<b>0.0790</b>	<b>0.5500</b>	<b>0.2214</b>	<b>0.0733</b>	<b>0.2947</b>	<b>0.0000</b>	<b>1,201.1550</b>	<b>1,201.1550</b>	<b>0.2813</b>	<b>0.0000</b>	<b>1,208.1872</b>

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	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio-CO2	Total CO2	CH4	N2O	CO2e
Percent Reduction	0.00	13.85	0.00	0.00	45.11	84.32	61.22	50.47	84.30	69.93	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	1-1-2019	3-31-2019	4.4991	3.9060
2	4-1-2019	6-30-2019	0.1499	0.1301
		Highest	4.4991	3.9060

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	0.3907	2.0000e-005	1.9800e-003	0.0000		1.0000e-005	1.0000e-005		1.0000e-005	1.0000e-005	0.0000	3.8300e-003	3.8300e-003	1.0000e-005	0.0000	4.0900e-003
Energy	0.0186	0.1695	0.1424	1.0200e-003		0.0129	0.0129		0.0129	0.0129	0.0000	598.1662	598.1662	0.0206	6.9200e-003	600.7425
Mobile	0.2157	1.1528	2.5694	8.9400e-003	0.7123	7.3500e-003	0.7196	0.1909	6.8600e-003	0.1977	0.0000	825.9293	825.9293	0.0429	0.0000	827.0026
Waste						0.0000	0.0000		0.0000	0.0000	11.1138	0.0000	11.1138	0.6568	0.0000	27.5339
Water						0.0000	0.0000		0.0000	0.0000	0.8048	11.5218	12.3266	0.0831	2.0500e-003	15.0159
<b>Total</b>	<b>0.6250</b>	<b>1.3223</b>	<b>2.7137</b>	<b>9.9600e-003</b>	<b>0.7123</b>	<b>0.0202</b>	<b>0.7325</b>	<b>0.1909</b>	<b>0.0198</b>	<b>0.2106</b>	<b>11.9185</b>	<b>1,435.6211</b>	<b>1,447.5396</b>	<b>0.8035</b>	<b>8.9700e-003</b>	<b>1,470.2989</b>

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**2.2 Overall Operational**

**Mitigated Operational**

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	tons/yr										MT/yr					
Area	0.3907	2.0000e-005	1.9800e-003	0.0000		1.0000e-005	1.0000e-005		1.0000e-005	1.0000e-005	0.0000	3.8300e-003	3.8300e-003	1.0000e-005	0.0000	4.0900e-003
Energy	0.0186	0.1695	0.1424	1.0200e-003		0.0129	0.0129		0.0129	0.0129	0.0000	494.7524	494.7524	0.0163	6.0300e-003	496.9587
Mobile	0.2157	1.1528	2.5694	8.9400e-003	0.7123	7.3500e-003	0.7196	0.1909	6.8600e-003	0.1977	0.0000	825.9293	825.9293	0.0429	0.0000	827.0026
Waste						0.0000	0.0000		0.0000	0.0000	11.1138	0.0000	11.1138	0.6568	0.0000	27.5339
Water						0.0000	0.0000		0.0000	0.0000	0.8048	11.5218	12.3266	0.0831	2.0500e-003	15.0159
<b>Total</b>	<b>0.6250</b>	<b>1.3223</b>	<b>2.7137</b>	<b>9.9600e-003</b>	<b>0.7123</b>	<b>0.0202</b>	<b>0.7325</b>	<b>0.1909</b>	<b>0.0198</b>	<b>0.2106</b>	<b>11.9185</b>	<b>1,332.2073</b>	<b>1,344.1258</b>	<b>0.7992</b>	<b>8.0800e-003</b>	<b>1,366.5151</b>

	ROG	NOx	CO	SO2	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	7.20	7.14	0.53	9.92	7.06

**3.0 Construction Detail**

**Construction Phase**

## Strand and Pier Hotel Project - South Coast AQMD Air District, Annual

Phase Number	Phase Name	Phase Type	Start Date	End Date	Num Days Week	Num Days	Phase Description
1	Phase 1 - Site clearing and demolition	Demolition	1/1/2019	4/3/2019	7	93	
2	Phase 2 - Shoring, Excavation and Dewatering	Grading	4/4/2019	10/4/2019	7	184	
3	Phase 3 - Foundation Tie-Down and Mat Foundation Insertion	Building Construction	10/5/2019	3/4/2020	7	152	
4	Phase 4 - Concrete Superstructure	Building Construction	3/5/2020	8/5/2020	7	154	
5	Phase 5 - Exterior Skin/Interior Build-Out/ Site Work	Architectural Coating	8/6/2020	6/8/2021	7	307	

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

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

**Acres of Paving: 1.25**

**Residential Indoor: 0; Residential Outdoor: 0; Non-Residential Indoor: 150,812; Non-Residential Outdoor: 50,271; Striped Parking Area: 0 (Architectural Coating – sqft)**

**OffRoad Equipment**

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Phase Name	Offroad Equipment Type	Amount	Usage Hours	Horse Power	Load Factor
Phase 1 - Site clearing and demolition	Concrete/Industrial Saws	1	11.50	81	0.73
Phase 1 - Site clearing and demolition	Excavators	3	11.50	158	0.38
Phase 1 - Site clearing and demolition	Rubber Tired Dozers	3	11.50	247	0.40
Phase 1 - Site clearing and demolition	Tractors/Loaders/Backhoes	4	11.50	97	0.37
Phase 1 - Site clearing and demolition	Trenchers	1	11.50	78	0.50
Phase 2 - Shoring, Excavation and Dewatering	Excavators	1	11.50	158	0.38
Phase 2 - Shoring, Excavation and Dewatering	Graders	1	11.50	187	0.41
Phase 2 - Shoring, Excavation and Dewatering	Rubber Tired Dozers	1	11.50	247	0.40
Phase 2 - Shoring, Excavation and Dewatering	Tractors/Loaders/Backhoes	3	11.50	97	0.37
Phase 3 - Foundation Tie-Down and Mat Foundation Insertion	Cranes	1	11.50	231	0.29
Phase 3 - Foundation Tie-Down and Mat Foundation Insertion	Forklifts	3	11.50	89	0.20
Phase 3 - Foundation Tie-Down and Mat Foundation Insertion	Generator Sets	1	11.50	84	0.74
Phase 3 - Foundation Tie-Down and Mat Foundation Insertion	Tractors/Loaders/Backhoes	3	11.50	97	0.37
Phase 3 - Foundation Tie-Down and Mat Foundation Insertion	Welders	1	11.50	46	0.45
Phase 4 - Concrete Superstructure	Cement and Mortar Mixers	2	11.50	9	0.56
Phase 4 - Concrete Superstructure	Cranes	1	11.50	231	0.29
Phase 4 - Concrete Superstructure	Forklifts	3	11.50	89	0.20
Phase 4 - Concrete Superstructure	Generator Sets	1	11.50	84	0.74
Phase 4 - Concrete Superstructure	Tractors/Loaders/Backhoes	3	11.50	97	0.37
Phase 4 - Concrete Superstructure	Welders	1	11.50	46	0.45
Phase 5 - Exterior Skin/Interior Build-Out/ Site Work	Air Compressors	1	11.50	78	0.48
Phase 5 - Exterior Skin/Interior Build-Out/ Site Work	Cement and Mortar Mixers	2	11.50	9	0.56

**Trips and VMT**



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Phase Name	Offroad Equipment Count	Worker Trip Number	Vendor Trip Number	Hauling Trip Number	Worker Trip Length	Vendor Trip Length	Hauling Trip Length	Worker Vehicle Class	Vendor Vehicle Class	Hauling Vehicle Class
Phase 1 - Site clearing and demolition	12	30.00	0.00	980.00	14.70	6.90	20.00	LD_Mix	HDT_Mix	HHDT
Phase 2 - Shoring, Excavation and Dewatering	6	15.00	25.00	4,200.00	14.70	6.90	20.00	LD_Mix	HDT_Mix	HHDT
Phase 3 - Foundation Tie-Down and Mat Footing	9	65.00	0.00	0.00	14.70	6.90	20.00	LD_Mix	HDT_Mix	HHDT
Phase 4 - Concrete Superstructure	11	65.00	0.00	0.00	14.70	6.90	20.00	LD_Mix	HDT_Mix	HHDT
Phase 5 - Exterior Skin/Interior Build-Out	3	13.00	0.00	0.00	14.70	6.90	20.00	LD_Mix	HDT_Mix	HHDT

**3.1 Mitigation Measures Construction**

Use DPF for Construction Equipment

Use Oxidation Catalyst for Construction Equipment

Use Soil Stabilizer

Replace Ground Cover

Water Exposed Area

Water Unpaved Roads

Reduce Vehicle Speed on Unpaved Roads

Clean Paved Roads

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**3.2 Phase 1 - Site clearing and demolition - 2019**

**Unmitigated Construction On-Site**

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	tons/yr										MT/yr					
Fugitive Dust					0.0196	0.0000	0.0196	2.9700e-003	0.0000	2.9700e-003	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Off-Road	0.4020	4.0858	2.5530	4.2200e-003		0.2209	0.2209		0.2044	0.2044	0.0000	377.5635	377.5635	0.1106	0.0000	380.3289
<b>Total</b>	<b>0.4020</b>	<b>4.0858</b>	<b>2.5530</b>	<b>4.2200e-003</b>	<b>0.0196</b>	<b>0.2209</b>	<b>0.2405</b>	<b>2.9700e-003</b>	<b>0.2044</b>	<b>0.2074</b>	<b>0.0000</b>	<b>377.5635</b>	<b>377.5635</b>	<b>0.1106</b>	<b>0.0000</b>	<b>380.3289</b>

**Unmitigated Construction Off-Site**

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	tons/yr										MT/yr					
Hauling	4.0800e-003	0.1472	0.0283	3.8000e-004	8.4200e-003	5.3000e-004	8.9600e-003	2.3100e-003	5.1000e-004	2.8200e-003	0.0000	37.3559	37.3559	2.6200e-003	0.0000	37.4213
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	6.7400e-003	5.3500e-003	0.0582	1.6000e-004	0.0153	1.2000e-004	0.0154	4.0600e-003	1.1000e-004	4.1800e-003	0.0000	14.2191	14.2191	4.4000e-004	0.0000	14.2302
<b>Total</b>	<b>0.0108</b>	<b>0.1525</b>	<b>0.0864</b>	<b>5.4000e-004</b>	<b>0.0237</b>	<b>6.5000e-004</b>	<b>0.0244</b>	<b>6.3700e-003</b>	<b>6.2000e-004</b>	<b>7.0000e-003</b>	<b>0.0000</b>	<b>51.5750</b>	<b>51.5750</b>	<b>3.0600e-003</b>	<b>0.0000</b>	<b>51.6516</b>

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**3.2 Phase 1 - Site clearing and demolition - 2019**

**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					8.4000e-003	0.0000	8.4000e-003	1.2700e-003	0.0000	1.2700e-003	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Off-Road	0.4020	3.4729	2.5530	4.2200e-003		0.0331	0.0331		0.0307	0.0307	0.0000	377.5630	377.5630	0.1106	0.0000	380.3284
<b>Total</b>	<b>0.4020</b>	<b>3.4729</b>	<b>2.5530</b>	<b>4.2200e-003</b>	<b>8.4000e-003</b>	<b>0.0331</b>	<b>0.0415</b>	<b>1.2700e-003</b>	<b>0.0307</b>	<b>0.0319</b>	<b>0.0000</b>	<b>377.5630</b>	<b>377.5630</b>	<b>0.1106</b>	<b>0.0000</b>	<b>380.3284</b>

**Mitigated Construction Off-Site**

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	tons/yr										MT/yr					
Hauling	4.0800e-003	0.1472	0.0283	3.8000e-004	8.4200e-003	5.3000e-004	8.9600e-003	2.3100e-003	5.1000e-004	2.8200e-003	0.0000	37.3559	37.3559	2.6200e-003	0.0000	37.4213
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	6.7400e-003	5.3500e-003	0.0582	1.6000e-004	0.0153	1.2000e-004	0.0154	4.0600e-003	1.1000e-004	4.1800e-003	0.0000	14.2191	14.2191	4.4000e-004	0.0000	14.2302
<b>Total</b>	<b>0.0108</b>	<b>0.1525</b>	<b>0.0864</b>	<b>5.4000e-004</b>	<b>0.0237</b>	<b>6.5000e-004</b>	<b>0.0244</b>	<b>6.3700e-003</b>	<b>6.2000e-004</b>	<b>7.0000e-003</b>	<b>0.0000</b>	<b>51.5750</b>	<b>51.5750</b>	<b>3.0600e-003</b>	<b>0.0000</b>	<b>51.6516</b>

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**3.3 Phase 2 - Shoring, Excavation and Dewatering - 2019**

**Unmitigated Construction On-Site**

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	tons/yr										MT/yr					
Fugitive Dust					0.7993	0.0000	0.7993	0.4382	0.0000	0.4382	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Off-Road	0.3413	3.7490	2.1548	3.9200e-003		0.1848	0.1848		0.1700	0.1700	0.0000	352.3439	352.3439	0.1115	0.0000	355.1309
<b>Total</b>	<b>0.3413</b>	<b>3.7490</b>	<b>2.1548</b>	<b>3.9200e-003</b>	<b>0.7993</b>	<b>0.1848</b>	<b>0.9841</b>	<b>0.4382</b>	<b>0.1700</b>	<b>0.6082</b>	<b>0.0000</b>	<b>352.3439</b>	<b>352.3439</b>	<b>0.1115</b>	<b>0.0000</b>	<b>355.1309</b>

**Unmitigated Construction Off-Site**

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	tons/yr										MT/yr					
Hauling	0.0175	0.6308	0.1212	1.6300e-003	0.0361	2.2900e-003	0.0384	9.9100e-003	2.1900e-003	0.0121	0.0000	160.0965	160.0965	0.0112	0.0000	160.3771
Vendor	9.0300e-003	0.2682	0.0673	5.9000e-004	0.0145	1.7500e-003	0.0163	4.1800e-003	1.6800e-003	5.8600e-003	0.0000	56.9413	56.9413	3.9400e-003	0.0000	57.0398
Worker	6.6600e-003	5.2900e-003	0.0575	1.6000e-004	0.0151	1.2000e-004	0.0153	4.0200e-003	1.1000e-004	4.1300e-003	0.0000	14.0662	14.0662	4.4000e-004	0.0000	14.0772
<b>Total</b>	<b>0.0332</b>	<b>0.9043</b>	<b>0.2460</b>	<b>2.3800e-003</b>	<b>0.0658</b>	<b>4.1600e-003</b>	<b>0.0699</b>	<b>0.0181</b>	<b>3.9800e-003</b>	<b>0.0221</b>	<b>0.0000</b>	<b>231.1041</b>	<b>231.1041</b>	<b>0.0156</b>	<b>0.0000</b>	<b>231.4942</b>

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**3.3 Phase 2 - Shoring, Excavation and Dewatering - 2019**

**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					0.3417	0.0000	0.3417	0.1873	0.0000	0.1873	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Off-Road	0.3413	3.1867	2.1548	3.9200e-003		0.0277	0.0277		0.0255	0.0255	0.0000	352.3435	352.3435	0.1115	0.0000	355.1305
<b>Total</b>	<b>0.3413</b>	<b>3.1867</b>	<b>2.1548</b>	<b>3.9200e-003</b>	<b>0.3417</b>	<b>0.0277</b>	<b>0.3694</b>	<b>0.1873</b>	<b>0.0255</b>	<b>0.2128</b>	<b>0.0000</b>	<b>352.3435</b>	<b>352.3435</b>	<b>0.1115</b>	<b>0.0000</b>	<b>355.1305</b>

**Mitigated Construction Off-Site**

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	tons/yr										MT/yr					
Hauling	0.0175	0.6308	0.1212	1.6300e-003	0.0361	2.2900e-003	0.0384	9.9100e-003	2.1900e-003	0.0121	0.0000	160.0965	160.0965	0.0112	0.0000	160.3771
Vendor	9.0300e-003	0.2682	0.0673	5.9000e-004	0.0145	1.7500e-003	0.0163	4.1800e-003	1.6800e-003	5.8600e-003	0.0000	56.9413	56.9413	3.9400e-003	0.0000	57.0398
Worker	6.6600e-003	5.2900e-003	0.0575	1.6000e-004	0.0151	1.2000e-004	0.0153	4.0200e-003	1.1000e-004	4.1300e-003	0.0000	14.0662	14.0662	4.4000e-004	0.0000	14.0772
<b>Total</b>	<b>0.0332</b>	<b>0.9043</b>	<b>0.2460</b>	<b>2.3800e-003</b>	<b>0.0658</b>	<b>4.1600e-003</b>	<b>0.0699</b>	<b>0.0181</b>	<b>3.9800e-003</b>	<b>0.0221</b>	<b>0.0000</b>	<b>231.1041</b>	<b>231.1041</b>	<b>0.0156</b>	<b>0.0000</b>	<b>231.4942</b>

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**3.4 Phase 3 - Foundation Tie-Down and Mat Foundation Insertion - 2019**

**Unmitigated Construction On-Site**

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	tons/yr										MT/yr					
Off-Road	0.1589	1.4362	1.1584	1.8200e-003		0.0873	0.0873		0.0820	0.0820	0.0000	159.4178	159.4178	0.0396	0.0000	160.4082
<b>Total</b>	<b>0.1589</b>	<b>1.4362</b>	<b>1.1584</b>	<b>1.8200e-003</b>		<b>0.0873</b>	<b>0.0873</b>		<b>0.0820</b>	<b>0.0820</b>	<b>0.0000</b>	<b>159.4178</b>	<b>159.4178</b>	<b>0.0396</b>	<b>0.0000</b>	<b>160.4082</b>

**Unmitigated Construction Off-Site**

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	tons/yr										MT/yr					
Hauling	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Vendor	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Worker	0.0138	0.0110	0.1192	3.2000e-004	0.0314	2.5000e-004	0.0316	8.3300e-003	2.3000e-004	8.5600e-003	0.0000	29.1518	29.1518	9.1000e-004	0.0000	29.1745
<b>Total</b>	<b>0.0138</b>	<b>0.0110</b>	<b>0.1192</b>	<b>3.2000e-004</b>	<b>0.0314</b>	<b>2.5000e-004</b>	<b>0.0316</b>	<b>8.3300e-003</b>	<b>2.3000e-004</b>	<b>8.5600e-003</b>	<b>0.0000</b>	<b>29.1518</b>	<b>29.1518</b>	<b>9.1000e-004</b>	<b>0.0000</b>	<b>29.1745</b>

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**3.4 Phase 3 - Foundation Tie-Down and Mat Foundation Insertion - 2019**

**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	0.1589	1.2207	1.1584	1.8200e-003		0.0131	0.0131		0.0123	0.0123	0.0000	159.4177	159.4177	0.0396	0.0000	160.4080
<b>Total</b>	<b>0.1589</b>	<b>1.2207</b>	<b>1.1584</b>	<b>1.8200e-003</b>		<b>0.0131</b>	<b>0.0131</b>		<b>0.0123</b>	<b>0.0123</b>	<b>0.0000</b>	<b>159.4177</b>	<b>159.4177</b>	<b>0.0396</b>	<b>0.0000</b>	<b>160.4080</b>

**Mitigated Construction Off-Site**

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	tons/yr										MT/yr					
Hauling	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Vendor	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Worker	0.0138	0.0110	0.1192	3.2000e-004	0.0314	2.5000e-004	0.0316	8.3300e-003	2.3000e-004	8.5600e-003	0.0000	29.1518	29.1518	9.1000e-004	0.0000	29.1745
<b>Total</b>	<b>0.0138</b>	<b>0.0110</b>	<b>0.1192</b>	<b>3.2000e-004</b>	<b>0.0314</b>	<b>2.5000e-004</b>	<b>0.0316</b>	<b>8.3300e-003</b>	<b>2.3000e-004</b>	<b>8.5600e-003</b>	<b>0.0000</b>	<b>29.1518</b>	<b>29.1518</b>	<b>9.1000e-004</b>	<b>0.0000</b>	<b>29.1745</b>

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**3.4 Phase 3 - Foundation Tie-Down and Mat Foundation Insertion - 2020**

**Unmitigated Construction On-Site**

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	tons/yr										MT/yr					
Off-Road	0.1037	0.9499	0.8265	1.3200e-003		0.0550	0.0550		0.0516	0.0516	0.0000	114.1621	114.1621	0.0285	0.0000	114.8736
<b>Total</b>	<b>0.1037</b>	<b>0.9499</b>	<b>0.8265</b>	<b>1.3200e-003</b>		<b>0.0550</b>	<b>0.0550</b>		<b>0.0516</b>	<b>0.0516</b>	<b>0.0000</b>	<b>114.1621</b>	<b>114.1621</b>	<b>0.0285</b>	<b>0.0000</b>	<b>114.8736</b>

**Unmitigated Construction Off-Site**

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	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	9.2900e-003	7.1200e-003	0.0788	2.3000e-004	0.0228	1.8000e-004	0.0230	6.0600e-003	1.6000e-004	6.2200e-003	0.0000	20.5435	20.5435	5.9000e-004	0.0000	20.5582
<b>Total</b>	<b>9.2900e-003</b>	<b>7.1200e-003</b>	<b>0.0788</b>	<b>2.3000e-004</b>	<b>0.0228</b>	<b>1.8000e-004</b>	<b>0.0230</b>	<b>6.0600e-003</b>	<b>1.6000e-004</b>	<b>6.2200e-003</b>	<b>0.0000</b>	<b>20.5435</b>	<b>20.5435</b>	<b>5.9000e-004</b>	<b>0.0000</b>	<b>20.5582</b>



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**3.4 Phase 3 - Foundation Tie-Down and Mat Foundation Insertion - 2020**

**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	0.1037	0.8074	0.8265	1.3200e-003		8.2400e-003	8.2400e-003		7.7400e-003	7.7400e-003	0.0000	114.1620	114.1620	0.0285	0.0000	114.8734
<b>Total</b>	<b>0.1037</b>	<b>0.8074</b>	<b>0.8265</b>	<b>1.3200e-003</b>		<b>8.2400e-003</b>	<b>8.2400e-003</b>		<b>7.7400e-003</b>	<b>7.7400e-003</b>	<b>0.0000</b>	<b>114.1620</b>	<b>114.1620</b>	<b>0.0285</b>	<b>0.0000</b>	<b>114.8734</b>

**Mitigated Construction Off-Site**

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	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	9.2900e-003	7.1200e-003	0.0788	2.3000e-004	0.0228	1.8000e-004	0.0230	6.0600e-003	1.6000e-004	6.2200e-003	0.0000	20.5435	20.5435	5.9000e-004	0.0000	20.5582
<b>Total</b>	<b>9.2900e-003</b>	<b>7.1200e-003</b>	<b>0.0788</b>	<b>2.3000e-004</b>	<b>0.0228</b>	<b>1.8000e-004</b>	<b>0.0230</b>	<b>6.0600e-003</b>	<b>1.6000e-004</b>	<b>6.2200e-003</b>	<b>0.0000</b>	<b>20.5435</b>	<b>20.5435</b>	<b>5.9000e-004</b>	<b>0.0000</b>	<b>20.5582</b>

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**3.5 Phase 4 - Concrete Superstructure - 2020**

**Unmitigated Construction On-Site**

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	tons/yr										MT/yr					
Off-Road	0.2626	2.3671	2.0571	3.3500e-003		0.1354	0.1354		0.1273	0.1273	0.0000	284.8477	284.8477	0.0695	0.0000	286.5859
<b>Total</b>	<b>0.2626</b>	<b>2.3671</b>	<b>2.0571</b>	<b>3.3500e-003</b>		<b>0.1354</b>	<b>0.1354</b>		<b>0.1273</b>	<b>0.1273</b>	<b>0.0000</b>	<b>284.8477</b>	<b>284.8477</b>	<b>0.0695</b>	<b>0.0000</b>	<b>286.5859</b>

**Unmitigated Construction Off-Site**

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	tons/yr										MT/yr					
Hauling	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Vendor	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Worker	0.0223	0.0171	0.1896	5.5000e-004	0.0549	4.2000e-004	0.0553	0.0146	3.9000e-004	0.0150	0.0000	49.4327	49.4327	1.4200e-003	0.0000	49.4682
<b>Total</b>	<b>0.0223</b>	<b>0.0171</b>	<b>0.1896</b>	<b>5.5000e-004</b>	<b>0.0549</b>	<b>4.2000e-004</b>	<b>0.0553</b>	<b>0.0146</b>	<b>3.9000e-004</b>	<b>0.0150</b>	<b>0.0000</b>	<b>49.4327</b>	<b>49.4327</b>	<b>1.4200e-003</b>	<b>0.0000</b>	<b>49.4682</b>

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**3.5 Phase 4 - Concrete Superstructure - 2020**

**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	0.2626	2.0121	2.0571	3.3500e-003		0.0203	0.0203		0.0191	0.0191	0.0000	284.8474	284.8474	0.0695	0.0000	286.5856
<b>Total</b>	<b>0.2626</b>	<b>2.0121</b>	<b>2.0571</b>	<b>3.3500e-003</b>		<b>0.0203</b>	<b>0.0203</b>		<b>0.0191</b>	<b>0.0191</b>	<b>0.0000</b>	<b>284.8474</b>	<b>284.8474</b>	<b>0.0695</b>	<b>0.0000</b>	<b>286.5856</b>

**Mitigated Construction Off-Site**

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	tons/yr										MT/yr					
Hauling	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Vendor	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Worker	0.0223	0.0171	0.1896	5.5000e-004	0.0549	4.2000e-004	0.0553	0.0146	3.9000e-004	0.0150	0.0000	49.4327	49.4327	1.4200e-003	0.0000	49.4682
<b>Total</b>	<b>0.0223</b>	<b>0.0171</b>	<b>0.1896</b>	<b>5.5000e-004</b>	<b>0.0549</b>	<b>4.2000e-004</b>	<b>0.0553</b>	<b>0.0146</b>	<b>3.9000e-004</b>	<b>0.0150</b>	<b>0.0000</b>	<b>49.4327</b>	<b>49.4327</b>	<b>1.4200e-003</b>	<b>0.0000</b>	<b>49.4682</b>

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**3.6 Phase 5 - Exterior Skin/Interior Build-Out/ Site Work - 2020**

**Unmitigated Construction On-Site**

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	tons/yr										MT/yr					
Archit. Coating	0.2247					0.0000	0.0000		0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Off-Road	0.0469	0.3172	0.3254	5.7000e-004		0.0188	0.0188		0.0188	0.0188	0.0000	45.9635	45.9635	3.8200e-003	0.0000	46.0589
<b>Total</b>	<b>0.2715</b>	<b>0.3172</b>	<b>0.3254</b>	<b>5.7000e-004</b>		<b>0.0188</b>	<b>0.0188</b>		<b>0.0188</b>	<b>0.0188</b>	<b>0.0000</b>	<b>45.9635</b>	<b>45.9635</b>	<b>3.8200e-003</b>	<b>0.0000</b>	<b>46.0589</b>

**Unmitigated Construction Off-Site**

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	tons/yr										MT/yr					
Hauling	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Vendor	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Worker	4.2900e-003	3.2900e-003	0.0364	1.1000e-004	0.0106	8.0000e-005	0.0106	2.8000e-003	8.0000e-005	2.8800e-003	0.0000	9.5014	9.5014	2.7000e-004	0.0000	9.5082
<b>Total</b>	<b>4.2900e-003</b>	<b>3.2900e-003</b>	<b>0.0364</b>	<b>1.1000e-004</b>	<b>0.0106</b>	<b>8.0000e-005</b>	<b>0.0106</b>	<b>2.8000e-003</b>	<b>8.0000e-005</b>	<b>2.8800e-003</b>	<b>0.0000</b>	<b>9.5014</b>	<b>9.5014</b>	<b>2.7000e-004</b>	<b>0.0000</b>	<b>9.5082</b>

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**3.6 Phase 5 - Exterior Skin/Interior Build-Out/ Site Work - 2020**

**Mitigated Construction On-Site**

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	tons/yr										MT/yr					
Archit. Coating	0.2247					0.0000	0.0000		0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Off-Road	0.0469	0.2696	0.3254	5.7000e-004		2.8200e-003	2.8200e-003		2.8200e-003	2.8200e-003	0.0000	45.9634	45.9634	3.8200e-003	0.0000	46.0588
<b>Total</b>	<b>0.2715</b>	<b>0.2696</b>	<b>0.3254</b>	<b>5.7000e-004</b>		<b>2.8200e-003</b>	<b>2.8200e-003</b>		<b>2.8200e-003</b>	<b>2.8200e-003</b>	<b>0.0000</b>	<b>45.9634</b>	<b>45.9634</b>	<b>3.8200e-003</b>	<b>0.0000</b>	<b>46.0588</b>

**Mitigated Construction Off-Site**

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	tons/yr										MT/yr					
Hauling	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Vendor	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Worker	4.2900e-003	3.2900e-003	0.0364	1.1000e-004	0.0106	8.0000e-005	0.0106	2.8000e-003	8.0000e-005	2.8800e-003	0.0000	9.5014	9.5014	2.7000e-004	0.0000	9.5082
<b>Total</b>	<b>4.2900e-003</b>	<b>3.2900e-003</b>	<b>0.0364</b>	<b>1.1000e-004</b>	<b>0.0106</b>	<b>8.0000e-005</b>	<b>0.0106</b>	<b>2.8000e-003</b>	<b>8.0000e-005</b>	<b>2.8800e-003</b>	<b>0.0000</b>	<b>9.5014</b>	<b>9.5014</b>	<b>2.7000e-004</b>	<b>0.0000</b>	<b>9.5082</b>

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**3.6 Phase 5 - Exterior Skin/Interior Build-Out/ Site Work - 2021**

**Unmitigated Construction On-Site**

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	tons/yr										MT/yr					
Archit. Coating	0.2414					0.0000	0.0000		0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Off-Road	0.0468	0.3168	0.3474	6.2000e-004		0.0176	0.0176		0.0176	0.0176	0.0000	49.3797	49.3797	3.7600e-003	0.0000	49.4736
<b>Total</b>	<b>0.2881</b>	<b>0.3168</b>	<b>0.3474</b>	<b>6.2000e-004</b>		<b>0.0176</b>	<b>0.0176</b>		<b>0.0176</b>	<b>0.0176</b>	<b>0.0000</b>	<b>49.3797</b>	<b>49.3797</b>	<b>3.7600e-003</b>	<b>0.0000</b>	<b>49.4736</b>

**Unmitigated Construction Off-Site**

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	tons/yr										MT/yr					
Hauling	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Vendor	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Worker	4.3100e-003	3.1800e-003	0.0360	1.1000e-004	0.0113	9.0000e-005	0.0114	3.0100e-003	8.0000e-005	3.0900e-003	0.0000	9.8768	9.8768	2.6000e-004	0.0000	9.8834
<b>Total</b>	<b>4.3100e-003</b>	<b>3.1800e-003</b>	<b>0.0360</b>	<b>1.1000e-004</b>	<b>0.0113</b>	<b>9.0000e-005</b>	<b>0.0114</b>	<b>3.0100e-003</b>	<b>8.0000e-005</b>	<b>3.0900e-003</b>	<b>0.0000</b>	<b>9.8768</b>	<b>9.8768</b>	<b>2.6000e-004</b>	<b>0.0000</b>	<b>9.8834</b>

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**3.6 Phase 5 - Exterior Skin/Interior Build-Out/ Site Work - 2021**

**Mitigated Construction On-Site**

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	tons/yr										MT/yr					
Archit. Coating	0.2414					0.0000	0.0000		0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Off-Road	0.0468	0.2693	0.3474	6.2000e-004		2.6400e-003	2.6400e-003		2.6400e-003	2.6400e-003	0.0000	49.3796	49.3796	3.7600e-003	0.0000	49.4736
<b>Total</b>	<b>0.2881</b>	<b>0.2693</b>	<b>0.3474</b>	<b>6.2000e-004</b>		<b>2.6400e-003</b>	<b>2.6400e-003</b>		<b>2.6400e-003</b>	<b>2.6400e-003</b>	<b>0.0000</b>	<b>49.3796</b>	<b>49.3796</b>	<b>3.7600e-003</b>	<b>0.0000</b>	<b>49.4736</b>

**Mitigated Construction Off-Site**

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	tons/yr										MT/yr					
Hauling	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Vendor	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Worker	4.3100e-003	3.1800e-003	0.0360	1.1000e-004	0.0113	9.0000e-005	0.0114	3.0100e-003	8.0000e-005	3.0900e-003	0.0000	9.8768	9.8768	2.6000e-004	0.0000	9.8834
<b>Total</b>	<b>4.3100e-003</b>	<b>3.1800e-003</b>	<b>0.0360</b>	<b>1.1000e-004</b>	<b>0.0113</b>	<b>9.0000e-005</b>	<b>0.0114</b>	<b>3.0100e-003</b>	<b>8.0000e-005</b>	<b>3.0900e-003</b>	<b>0.0000</b>	<b>9.8768</b>	<b>9.8768</b>	<b>2.6000e-004</b>	<b>0.0000</b>	<b>9.8834</b>

**4.0 Operational Detail - Mobile**

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**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	tons/yr										MT/yr					
Mitigated	0.2157	1.1528	2.5694	8.9400e-003	0.7123	7.3500e-003	0.7196	0.1909	6.8600e-003	0.1977	0.0000	825.9293	825.9293	0.0429	0.0000	827.0026
Unmitigated	0.2157	1.1528	2.5694	8.9400e-003	0.7123	7.3500e-003	0.7196	0.1909	6.8600e-003	0.1977	0.0000	825.9293	825.9293	0.0429	0.0000	827.0026

**4.2 Trip Summary Information**

Land Use	Average Daily Trip Rate			Unmitigated	Mitigated
	Weekday	Saturday	Sunday	Annual VMT	Annual VMT
Enclosed Parking with Elevator	0.00	0.00	0.00		
Hotel	817.00	819.00	595.00	1,874,508	1,874,508
Total	817.00	819.00	595.00	1,874,508	1,874,508

**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
Enclosed Parking with Elevator	16.60	8.40	6.90	0.00	0.00	0.00	0	0	0
Hotel	16.60	8.40	6.90	19.40	61.60	19.00	58	38	4

**4.4 Fleet Mix**



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Land Use	LDA	LDT1	LDT2	MDV	LHD1	LHD2	MHD	HHD	OBUS	UBUS	MCY	SBUS	MH
Enclosed Parking with Elevator	0.548858	0.043235	0.200706	0.120309	0.016131	0.005851	0.021034	0.033479	0.002070	0.001877	0.004817	0.000707	0.000925
Hotel	0.548858	0.043235	0.200706	0.120309	0.016131	0.005851	0.021034	0.033479	0.002070	0.001877	0.004817	0.000707	0.000925

**5.0 Energy Detail**

Historical Energy Use: N

**5.1 Mitigation Measures Energy**

Percent of Electricity Use Generated with Renewable Energy

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	tons/yr										MT/yr					
Electricity Mitigated						0.0000	0.0000		0.0000	0.0000	0.0000	310.2414	310.2414	0.0128	2.6500e-003	311.3513
Electricity Unmitigated						0.0000	0.0000		0.0000	0.0000	0.0000	413.6552	413.6552	0.0171	3.5300e-003	415.1351
NaturalGas Mitigated	0.0186	0.1695	0.1424	1.0200e-003		0.0129	0.0129		0.0129	0.0129	0.0000	184.5110	184.5110	3.5400e-003	3.3800e-003	185.6074
NaturalGas Unmitigated	0.0186	0.1695	0.1424	1.0200e-003		0.0129	0.0129		0.0129	0.0129	0.0000	184.5110	184.5110	3.5400e-003	3.3800e-003	185.6074

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**5.2 Energy by Land Use - NaturalGas**

**Unmitigated**

	NaturalGas Use	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Land Use	kBTU/yr	tons/yr										MT/yr					
Enclosed Parking with Elevator	0	0.0000	0.0000	0.0000	0.0000		0.0000	0.0000		0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Hotel	3.4576e+006	0.0186	0.1695	0.1424	1.0200e-003		0.0129	0.0129		0.0129	0.0129	0.0000	184.5110	184.5110	3.5400e-003	3.3800e-003	185.6074
<b>Total</b>		<b>0.0186</b>	<b>0.1695</b>	<b>0.1424</b>	<b>1.0200e-003</b>		<b>0.0129</b>	<b>0.0129</b>		<b>0.0129</b>	<b>0.0129</b>	<b>0.0000</b>	<b>184.5110</b>	<b>184.5110</b>	<b>3.5400e-003</b>	<b>3.3800e-003</b>	<b>185.6074</b>

**Mitigated**

	NaturalGas Use	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Land Use	kBTU/yr	tons/yr										MT/yr					
Enclosed Parking with Elevator	0	0.0000	0.0000	0.0000	0.0000		0.0000	0.0000		0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Hotel	3.4576e+006	0.0186	0.1695	0.1424	1.0200e-003		0.0129	0.0129		0.0129	0.0129	0.0000	184.5110	184.5110	3.5400e-003	3.3800e-003	185.6074
<b>Total</b>		<b>0.0186</b>	<b>0.1695</b>	<b>0.1424</b>	<b>1.0200e-003</b>		<b>0.0129</b>	<b>0.0129</b>		<b>0.0129</b>	<b>0.0129</b>	<b>0.0000</b>	<b>184.5110</b>	<b>184.5110</b>	<b>3.5400e-003</b>	<b>3.3800e-003</b>	<b>185.6074</b>

Strand and Pier Hotel Project - South Coast AQMD Air District, Annual

**5.3 Energy by Land Use - Electricity**

**Unmitigated**

	Electricity Use	Total CO2	CH4	N2O	CO2e
Land Use	kWh/yr	MT/yr			
Enclosed Parking with Elevator	367256	117.0156	4.8300e-003	1.0000e-003	117.4342
Hotel	931010	296.6396	0.0123	2.5300e-003	297.7009
<b>Total</b>		<b>413.6552</b>	<b>0.0171</b>	<b>3.5300e-003</b>	<b>415.1351</b>

**Mitigated**

	Electricity Use	Total CO2	CH4	N2O	CO2e
Land Use	kWh/yr	MT/yr			
Enclosed Parking with Elevator	275442	87.7617	3.6200e-003	7.5000e-004	88.0757
Hotel	698257	222.4797	9.1900e-003	1.9000e-003	223.2757
<b>Total</b>		<b>310.2414</b>	<b>0.0128</b>	<b>2.6500e-003</b>	<b>311.3513</b>

**6.0 Area Detail**

**6.1 Mitigation Measures Area**

Strand and Pier Hotel Project - South Coast AQMD Air District, Annual

Use Low VOC Paint - Residential Interior

Use Low VOC Paint - Residential Exterior

Use Low VOC Paint - Non-Residential Interior

Use Low VOC Paint - Non-Residential Exterior

	ROG	NOx	CO	SO2	Fugitive 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	0.3907	2.0000e-005	1.9800e-003	0.0000		1.0000e-005	1.0000e-005		1.0000e-005	1.0000e-005	0.0000	3.8300e-003	3.8300e-003	1.0000e-005	0.0000	4.0900e-003
Unmitigated	0.3907	2.0000e-005	1.9800e-003	0.0000		1.0000e-005	1.0000e-005		1.0000e-005	1.0000e-005	0.0000	3.8300e-003	3.8300e-003	1.0000e-005	0.0000	4.0900e-003

Strand and Pier Hotel Project - South Coast AQMD Air District, Annual

**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	0.0237					0.0000	0.0000		0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Consumer Products	0.3668					0.0000	0.0000		0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Landscaping	1.8000e-004	2.0000e-005	1.9800e-003	0.0000		1.0000e-005	1.0000e-005		1.0000e-005	1.0000e-005	0.0000	3.8300e-003	3.8300e-003	1.0000e-005	0.0000	4.0900e-003
<b>Total</b>	<b>0.3907</b>	<b>2.0000e-005</b>	<b>1.9800e-003</b>	<b>0.0000</b>		<b>1.0000e-005</b>	<b>1.0000e-005</b>		<b>1.0000e-005</b>	<b>1.0000e-005</b>	<b>0.0000</b>	<b>3.8300e-003</b>	<b>3.8300e-003</b>	<b>1.0000e-005</b>	<b>0.0000</b>	<b>4.0900e-003</b>

**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	0.0237					0.0000	0.0000		0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Consumer Products	0.3668					0.0000	0.0000		0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Landscaping	1.8000e-004	2.0000e-005	1.9800e-003	0.0000		1.0000e-005	1.0000e-005		1.0000e-005	1.0000e-005	0.0000	3.8300e-003	3.8300e-003	1.0000e-005	0.0000	4.0900e-003
<b>Total</b>	<b>0.3907</b>	<b>2.0000e-005</b>	<b>1.9800e-003</b>	<b>0.0000</b>		<b>1.0000e-005</b>	<b>1.0000e-005</b>		<b>1.0000e-005</b>	<b>1.0000e-005</b>	<b>0.0000</b>	<b>3.8300e-003</b>	<b>3.8300e-003</b>	<b>1.0000e-005</b>	<b>0.0000</b>	<b>4.0900e-003</b>

**7.0 Water Detail**

Strand and Pier Hotel Project - South Coast AQMD Air District, Annual

**7.1 Mitigation Measures Water**

	Total CO2	CH4	N2O	CO2e
Category	MT/yr			
Mitigated	12.3266	0.0831	2.0500e-003	15.0159
Unmitigated	12.3266	0.0831	2.0500e-003	15.0159

**7.2 Water by Land Use**

**Unmitigated**

	Indoor/Outdoor Use	Total CO2	CH4	N2O	CO2e
Land Use	Mgal	MT/yr			
Enclosed Parking with Elevator	0 / 0	0.0000	0.0000	0.0000	0.0000
Hotel	2.53668 / 0.281853	12.3266	0.0831	2.0500e-003	15.0159
<b>Total</b>		<b>12.3266</b>	<b>0.0831</b>	<b>2.0500e-003</b>	<b>15.0159</b>

Strand and Pier Hotel Project - South Coast AQMD Air District, Annual

**7.2 Water by Land Use**

**Mitigated**

	Indoor/Outdoor Use	Total CO2	CH4	N2O	CO2e
Land Use	Mgal	MT/yr			
Enclosed Parking with Elevator	0 / 0	0.0000	0.0000	0.0000	0.0000
Hotel	2.53668 / 0.281853	12.3266	0.0831	2.0500e-003	15.0159
<b>Total</b>		<b>12.3266</b>	<b>0.0831</b>	<b>2.0500e-003</b>	<b>15.0159</b>

**8.0 Waste Detail**

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**8.1 Mitigation Measures Waste**

**Category/Year**

	Total CO2	CH4	N2O	CO2e
	MT/yr			
Mitigated	11.1138	0.6568	0.0000	27.5339
Unmitigated	11.1138	0.6568	0.0000	27.5339

Strand and Pier Hotel Project - South Coast AQMD Air District, Annual

**8.2 Waste by Land Use**

**Unmitigated**

	Waste Disposed	Total CO2	CH4	N2O	CO2e
Land Use	tons	MT/yr			
Enclosed Parking with Elevator	0	0.0000	0.0000	0.0000	0.0000
Hotel	54.75	11.1138	0.6568	0.0000	27.5339
<b>Total</b>		<b>11.1138</b>	<b>0.6568</b>	<b>0.0000</b>	<b>27.5339</b>

**Mitigated**

	Waste Disposed	Total CO2	CH4	N2O	CO2e
Land Use	tons	MT/yr			
Enclosed Parking with Elevator	0	0.0000	0.0000	0.0000	0.0000
Hotel	54.75	11.1138	0.6568	0.0000	27.5339
<b>Total</b>		<b>11.1138</b>	<b>0.6568</b>	<b>0.0000</b>	<b>27.5339</b>

**9.0 Operational Offroad**

Equipment Type	Number	Hours/Day	Days/Year	Horse Power	Load Factor	Fuel Type
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Strand and Pier Hotel Project - South Coast AQMD Air District, Annual

**10.0 Stationary Equipment**

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**Fire Pumps and Emergency Generators**

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

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

Equipment Type	Number
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**11.0 Vegetation**

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Strand and Pier Hotel Project - South Coast AQMD Air District, Summer

**Strand and Pier Hotel Project**  
**South Coast AQMD Air District, Summer**

**1.0 Project Characteristics**

**1.1 Land Usage**

Land Uses	Size	Metric	Lot Acreage	Floor Surface Area	Population
Enclosed Parking with Elevator	54.49	1000sqft	1.25	54,489.00	0
Hotel	100.00	Room	0.59	100,541.00	0

**1.2 Other Project Characteristics**

<b>Urbanization</b>	Urban	<b>Wind Speed (m/s)</b>	2.2	<b>Precipitation Freq (Days)</b>	31
<b>Climate Zone</b>	8			<b>Operational Year</b>	2021
<b>Utility Company</b>	Southern California Edison				
<b>CO2 Intensity (lb/MW hr)</b>	702.44	<b>CH4 Intensity (lb/MW hr)</b>	0.029	<b>N2O Intensity (lb/MW hr)</b>	0.006

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

Strand and Pier Hotel Project - South Coast AQMD Air District, Summer

Project Characteristics - Project details

Land Use - Project Details

Construction Phase - Detailed Project Construction Schedule

Off-road Equipment - Estimated construction equipment. Hours per day based on construction schedule on the construction management plan (pg. 28)

Off-road Equipment - Determined based on construction specific phases. Time estimated based on hours per day in CMP page 28

Off-road Equipment - Determined based on construction specific phases. Time estimated based on hours per day in CMP page 28

Off-road Equipment - Determined based on construction specific phases. Time estimated based on hours per day in CMP page 28

Off-road Equipment - Determined based on construction specific phases. Time estimated based on hours per day in CMP page 28

Off-road Equipment - Determined based on construction specific phases. Time estimated based on hours per day in CMP page 28

Trips and VMT - Total Trips hauling from CMP page 21-22

Demolition -

Grading - Excavation construction details

Architectural Coating - Assumed 0 for VOC for parking lot because it is interior with no associated paint emissions. SCAPCD Rule 403

Area Coating - SCAQMD Rule 1113

Energy Use -

Construction Off-road Equipment Mitigation - Includes dust control measures required by SCAQMD Rule 403, and project MM AQ-2. (% Reduction of fugitive dust mitigation measures taken from SCAQMD CEQA Air Quality Handbook, Table 11-4, pg. 11-15)

Area Mitigation - Architectural coating standards consistent with SCAQMD Rule 1113

Energy Mitigation - Inherent Project Energy features

Table Name	Column Name	Default Value	New Value
tblArchitecturalCoating	ConstArea_Parking	3,269.00	0.00
tblArchitecturalCoating	EF_Parking	100.00	0.00
tblAreaCoating	Area_EF_Nonresidential_Exterior	100	50
tblAreaCoating	Area_EF_Nonresidential_Interior	100	50
tblAreaCoating	Area_EF_Parking	100	50
tblAreaMitigation	UseLowVOCPaintParkingCheck	False	True
tblConstDustMitigation	WaterUnpavedRoadMoistureContent	0	12

Strand and Pier Hotel Project - South Coast AQMD Air District, Summer

tblConstDustMitigation	WaterUnpavedRoadVehicleSpeed	40	15
tblConstEquipMitigation	DPF	No Change	Level 3
tblConstEquipMitigation	DPF	No Change	Level 3
tblConstEquipMitigation	DPF	No Change	Level 3
tblConstEquipMitigation	DPF	No Change	Level 3
tblConstEquipMitigation	DPF	No Change	Level 3
tblConstEquipMitigation	DPF	No Change	Level 3
tblConstEquipMitigation	DPF	No Change	Level 3
tblConstEquipMitigation	DPF	No Change	Level 3
tblConstEquipMitigation	DPF	No Change	Level 3
tblConstEquipMitigation	DPF	No Change	Level 3
tblConstEquipMitigation	DPF	No Change	Level 3
tblConstEquipMitigation	DPF	No Change	Level 3
tblConstEquipMitigation	DPF	No Change	Level 3
tblConstEquipMitigation	NumberOfEquipmentMitigated	0.00	1.00
tblConstEquipMitigation	NumberOfEquipmentMitigated	0.00	4.00
tblConstEquipMitigation	NumberOfEquipmentMitigated	0.00	1.00
tblConstEquipMitigation	NumberOfEquipmentMitigated	0.00	2.00
tblConstEquipMitigation	NumberOfEquipmentMitigated	0.00	4.00
tblConstEquipMitigation	NumberOfEquipmentMitigated	0.00	6.00
tblConstEquipMitigation	NumberOfEquipmentMitigated	0.00	2.00
tblConstEquipMitigation	NumberOfEquipmentMitigated	0.00	1.00
tblConstEquipMitigation	NumberOfEquipmentMitigated	0.00	4.00
tblConstEquipMitigation	NumberOfEquipmentMitigated	0.00	13.00
tblConstEquipMitigation	NumberOfEquipmentMitigated	0.00	1.00
tblConstEquipMitigation	NumberOfEquipmentMitigated	0.00	2.00
tblConstEquipMitigation	OxidationCatalyst	0.00	15.00
tblConstEquipMitigation	OxidationCatalyst	0.00	15.00

Strand and Pier Hotel Project - South Coast AQMD Air District, Summer

tblConstEquipMitigation	OxidationCatalyst	0.00	15.00
tblConstEquipMitigation	OxidationCatalyst	0.00	15.00
tblConstEquipMitigation	OxidationCatalyst	0.00	15.00
tblConstEquipMitigation	OxidationCatalyst	0.00	15.00
tblConstEquipMitigation	OxidationCatalyst	0.00	15.00
tblConstEquipMitigation	OxidationCatalyst	0.00	15.00
tblConstEquipMitigation	OxidationCatalyst	0.00	15.00
tblConstEquipMitigation	OxidationCatalyst	0.00	15.00
tblConstEquipMitigation	OxidationCatalyst	0.00	15.00
tblConstEquipMitigation	OxidationCatalyst	0.00	15.00
tblConstEquipMitigation	OxidationCatalyst	0.00	15.00
tblConstructionPhase	NumDays	10.00	307.00
tblConstructionPhase	NumDays	200.00	152.00
tblConstructionPhase	NumDays	200.00	154.00
tblConstructionPhase	NumDays	20.00	93.00
tblConstructionPhase	NumDays	4.00	184.00
tblConstructionPhase	NumDaysWeek	5.00	7.00
tblConstructionPhase	NumDaysWeek	5.00	7.00
tblConstructionPhase	NumDaysWeek	5.00	7.00
tblConstructionPhase	NumDaysWeek	5.00	7.00
tblConstructionPhase	NumDaysWeek	5.00	7.00
tblGrading	AcresOfGrading	132.25	0.92
tblGrading	MaterialExported	0.00	42,700.00
tblLandUse	BuildingSpaceSquareFeet	54,490.00	54,489.00
tblLandUse	BuildingSpaceSquareFeet	145,200.00	100,541.00
tblLandUse	LandUseSquareFeet	54,490.00	54,489.00
tblLandUse	LandUseSquareFeet	145,200.00	100,541.00
tblLandUse	LotAcreage	3.33	0.59

Strand and Pier Hotel Project - South Coast AQMD Air District, Summer

tblOffRoadEquipment	OffRoadEquipmentUnitAmount	1.00	3.00
tblOffRoadEquipment	OffRoadEquipmentUnitAmount	1.00	3.00
tblOffRoadEquipment	OffRoadEquipmentUnitAmount	1.00	3.00
tblOffRoadEquipment	OffRoadEquipmentUnitAmount	1.00	3.00
tblOffRoadEquipment	OffRoadEquipmentUnitAmount	1.00	3.00
tblOffRoadEquipment	OffRoadEquipmentUnitAmount	3.00	4.00
tblOffRoadEquipment	OffRoadEquipmentUnitAmount	1.00	3.00
tblOffRoadEquipment	OffRoadEquipmentUnitAmount	3.00	1.00
tblOffRoadEquipment	OffRoadEquipmentUnitAmount	3.00	1.00
tblOffRoadEquipment	UsageHours	6.00	11.50
tblOffRoadEquipment	UsageHours	8.00	11.50
tblOffRoadEquipment	UsageHours	6.00	11.50
tblOffRoadEquipment	UsageHours	6.00	11.50
tblOffRoadEquipment	UsageHours	6.00	11.50
tblOffRoadEquipment	UsageHours	6.00	11.50
tblOffRoadEquipment	UsageHours	6.00	11.50
tblOffRoadEquipment	UsageHours	8.00	11.50
tblOffRoadEquipment	UsageHours	8.00	11.50
tblOffRoadEquipment	UsageHours	6.00	11.50
tblOffRoadEquipment	UsageHours	8.00	11.50
tblOffRoadEquipment	UsageHours	6.00	11.50
tblOffRoadEquipment	UsageHours	6.00	11.50
tblOffRoadEquipment	UsageHours	6.00	11.50
tblOffRoadEquipment	UsageHours	8.00	11.50
tblOffRoadEquipment	UsageHours	7.00	11.50
tblOffRoadEquipment	UsageHours	8.00	11.50
tblOffRoadEquipment	UsageHours	8.00	11.50
tblProjectCharacteristics	OperationalYear	2018	2021

## Strand and Pier Hotel Project - South Coast AQMD Air District, Summer

tblTripsAndVMT	HaulingTripNumber	181.00	980.00
tblTripsAndVMT	HaulingTripNumber	5,338.00	4,200.00
tblTripsAndVMT	VendorTripNumber	0.00	25.00
tblTripsAndVMT	VendorTripNumber	25.00	0.00
tblTripsAndVMT	VendorTripNumber	25.00	0.00

**2.0 Emissions Summary**

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Strand and Pier Hotel Project - South Coast AQMD Air District, Summer

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

**Unmitigated Construction**

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Year	lb/day										lb/day					
2019	8.8779	91.0360	56.8390	0.1026	9.4149	4.7634	11.4685	4.9628	4.4092	6.8538	0.0000	10,197.0182	10,197.0182	2.6942	0.0000	10,264.3725
2020	3.7278	30.9397	29.3728	0.0509	0.7266	1.7641	2.4907	0.1927	1.6588	1.8515	0.0000	4,821.6744	4,821.6744	1.0167	0.0000	4,847.0928
2021	3.6793	4.0206	4.8599	9.1800e-003	0.1453	0.2226	0.3679	0.0385	0.2225	0.2610	0.0000	828.6389	828.6389	0.0560	0.0000	830.0382
<b>Maximum</b>	<b>8.8779</b>	<b>91.0360</b>	<b>56.8390</b>	<b>0.1026</b>	<b>9.4149</b>	<b>4.7634</b>	<b>11.4685</b>	<b>4.9628</b>	<b>4.4092</b>	<b>6.8538</b>	<b>0.0000</b>	<b>10,197.0182</b>	<b>10,197.0182</b>	<b>2.6942</b>	<b>0.0000</b>	<b>10,264.3725</b>

**Mitigated Construction**

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Year	lb/day										lb/day					
2019	8.8779	77.8561	56.8390	0.1026	4.4408	0.7264	4.7870	2.2360	0.6727	2.5561	0.0000	10,197.0182	10,197.0182	2.6942	0.0000	10,264.3725
2020	3.7278	26.3284	29.3728	0.0509	0.7266	0.2693	0.9959	0.1927	0.2531	0.4458	0.0000	4,821.6744	4,821.6744	1.0167	0.0000	4,847.0928
2021	3.6793	3.4228	4.8599	9.1800e-003	0.1453	0.0343	0.1796	0.0385	0.0342	0.0727	0.0000	828.6389	828.6389	0.0560	0.0000	830.0382
<b>Maximum</b>	<b>8.8779</b>	<b>77.8561</b>	<b>56.8390</b>	<b>0.1026</b>	<b>4.4408</b>	<b>0.7264</b>	<b>4.7870</b>	<b>2.2360</b>	<b>0.6727</b>	<b>2.5561</b>	<b>0.0000</b>	<b>10,197.0182</b>	<b>10,197.0182</b>	<b>2.6942</b>	<b>0.0000</b>	<b>10,264.3725</b>



## Strand and Pier Hotel Project - South Coast AQMD Air District, Summer

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio-CO2	Total CO2	CH4	N2O	CO2e
Percent Reduction	0.00	14.59	0.00	0.00	48.35	84.74	58.38	52.50	84.74	65.71	0.00	0.00	0.00	0.00	0.00	0.00

Strand and Pier Hotel Project - South Coast AQMD Air District, Summer

**2.2 Overall Operational**

**Unmitigated Operational**

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	lb/day										lb/day					
Area	2.1412	1.5000e-004	0.0158	0.0000		6.0000e-005	6.0000e-005		6.0000e-005	6.0000e-005		0.0338	0.0338	9.0000e-005		0.0361
Energy	0.1022	0.9287	0.7801	5.5700e-003		0.0706	0.0706		0.0706	0.0706		1,114.4577	1,114.4577	0.0214	0.0204	1,121.0804
Mobile	1.3355	6.3973	15.2975	0.0533	4.1554	0.0420	4.1974	1.1119	0.0392	1.1511		5,428.4370	5,428.4370	0.2718		5,435.2309
<b>Total</b>	<b>3.5789</b>	<b>7.3261</b>	<b>16.0934</b>	<b>0.0589</b>	<b>4.1554</b>	<b>0.1126</b>	<b>4.2680</b>	<b>1.1119</b>	<b>0.1098</b>	<b>1.2217</b>		<b>6,542.9285</b>	<b>6,542.9285</b>	<b>0.2932</b>	<b>0.0204</b>	<b>6,556.3473</b>

**Mitigated Operational**

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	lb/day										lb/day					
Area	2.1412	1.5000e-004	0.0158	0.0000		6.0000e-005	6.0000e-005		6.0000e-005	6.0000e-005		0.0338	0.0338	9.0000e-005		0.0361
Energy	0.1022	0.9287	0.7801	5.5700e-003		0.0706	0.0706		0.0706	0.0706		1,114.4577	1,114.4577	0.0214	0.0204	1,121.0804
Mobile	1.3355	6.3973	15.2975	0.0533	4.1554	0.0420	4.1974	1.1119	0.0392	1.1511		5,428.4370	5,428.4370	0.2718		5,435.2309
<b>Total</b>	<b>3.5789</b>	<b>7.3261</b>	<b>16.0934</b>	<b>0.0589</b>	<b>4.1554</b>	<b>0.1126</b>	<b>4.2680</b>	<b>1.1119</b>	<b>0.1098</b>	<b>1.2217</b>		<b>6,542.9285</b>	<b>6,542.9285</b>	<b>0.2932</b>	<b>0.0204</b>	<b>6,556.3473</b>

## Strand and Pier Hotel Project - South Coast AQMD Air District, Summer

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

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#### Construction Phase

Phase Number	Phase Name	Phase Type	Start Date	End Date	Num Days Week	Num Days	Phase Description
1	Phase 1 - Site clearing and demolition	Demolition	1/1/2019	4/3/2019	7	93	
2	Phase 2 - Shoring, Excavation and Dewatering	Grading	4/4/2019	10/4/2019	7	184	
3	Phase 3 - Foundation Tie-Down and Mat Foundation Insertion	Building Construction	10/5/2019	3/4/2020	7	152	
4	Phase 4 - Concrete Superstructure	Building Construction	3/5/2020	8/5/2020	7	154	
5	Phase 5 - Exterior Skin/Interior Build-Out/ Site Work	Architectural Coating	8/6/2020	6/8/2021	7	307	

Acres of Grading (Site Preparation Phase): 0

Acres of Grading (Grading Phase): 0

Acres of Paving: 1.25

Residential Indoor: 0; Residential Outdoor: 0; Non-Residential Indoor: 150,812; Non-Residential Outdoor: 50,271; Striped Parking Area: 0 (Architectural Coating – sqft)

#### OffRoad Equipment

## Strand and Pier Hotel Project - South Coast AQMD Air District, Summer

Phase Name	Offroad Equipment Type	Amount	Usage Hours	Horse Power	Load Factor
Phase 1 - Site clearing and demolition	Concrete/Industrial Saws	1	11.50	81	0.73
Phase 1 - Site clearing and demolition	Excavators	3	11.50	158	0.38
Phase 1 - Site clearing and demolition	Rubber Tired Dozers	3	11.50	247	0.40
Phase 1 - Site clearing and demolition	Tractors/Loaders/Backhoes	4	11.50	97	0.37
Phase 1 - Site clearing and demolition	Trenchers	1	11.50	78	0.50
Phase 2 - Shoring, Excavation and Dewatering	Excavators	1	11.50	158	0.38
Phase 2 - Shoring, Excavation and Dewatering	Graders	1	11.50	187	0.41
Phase 2 - Shoring, Excavation and Dewatering	Rubber Tired Dozers	1	11.50	247	0.40
Phase 2 - Shoring, Excavation and Dewatering	Tractors/Loaders/Backhoes	3	11.50	97	0.37
Phase 3 - Foundation Tie-Down and Mat Foundation Insertion	Cranes	1	11.50	231	0.29
Phase 3 - Foundation Tie-Down and Mat Foundation Insertion	Forklifts	3	11.50	89	0.20
Phase 3 - Foundation Tie-Down and Mat Foundation Insertion	Generator Sets	1	11.50	84	0.74
Phase 3 - Foundation Tie-Down and Mat Foundation Insertion	Tractors/Loaders/Backhoes	3	11.50	97	0.37
Phase 3 - Foundation Tie-Down and Mat Foundation Insertion	Welders	1	11.50	46	0.45
Phase 4 - Concrete Superstructure	Cement and Mortar Mixers	2	11.50	9	0.56
Phase 4 - Concrete Superstructure	Cranes	1	11.50	231	0.29
Phase 4 - Concrete Superstructure	Forklifts	3	11.50	89	0.20
Phase 4 - Concrete Superstructure	Generator Sets	1	11.50	84	0.74
Phase 4 - Concrete Superstructure	Tractors/Loaders/Backhoes	3	11.50	97	0.37
Phase 4 - Concrete Superstructure	Welders	1	11.50	46	0.45
Phase 5 - Exterior Skin/Interior Build-Out/ Site Work	Air Compressors	1	11.50	78	0.48
Phase 5 - Exterior Skin/Interior Build-Out/ Site Work	Cement and Mortar Mixers	2	11.50	9	0.56

**Trips and VMT**

Strand and Pier Hotel Project - South Coast AQMD Air District, Summer

Phase Name	Offroad Equipment Count	Worker Trip Number	Vendor Trip Number	Hauling Trip Number	Worker Trip Length	Vendor Trip Length	Hauling Trip Length	Worker Vehicle Class	Vendor Vehicle Class	Hauling Vehicle Class
Phase 1 - Site clearing and demolition	12	30.00	0.00	980.00	14.70	6.90	20.00	LD_Mix	HDT_Mix	HHDT
Phase 2 - Shoring, Excavation and Dewatering	6	15.00	25.00	4,200.00	14.70	6.90	20.00	LD_Mix	HDT_Mix	HHDT
Phase 3 - Foundation Tie-Down and Mat Footings	9	65.00	0.00	0.00	14.70	6.90	20.00	LD_Mix	HDT_Mix	HHDT
Phase 4 - Concrete Superstructure	11	65.00	0.00	0.00	14.70	6.90	20.00	LD_Mix	HDT_Mix	HHDT
Phase 5 - Exterior Skin/Interior Build-Out	3	13.00	0.00	0.00	14.70	6.90	20.00	LD_Mix	HDT_Mix	HHDT

**3.1 Mitigation Measures Construction**

Use DPF for Construction Equipment

Use Oxidation Catalyst for Construction Equipment

Use Soil Stabilizer

Replace Ground Cover

Water Exposed Area

Water Unpaved Roads

Reduce Vehicle Speed on Unpaved Roads

Clean Paved Roads

Strand and Pier Hotel Project - South Coast AQMD Air District, Summer

**3.2 Phase 1 - Site clearing and demolition - 2019**

**Unmitigated Construction On-Site**

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	lb/day										lb/day					
Fugitive Dust					0.4223	0.0000	0.4223	0.0639	0.0000	0.0639			0.0000			0.0000
Off-Road	8.6444	87.8660	54.9038	0.0907		4.7495	4.7495		4.3959	4.3959		8,950.3765	8,950.3765	2.6222		9,015.9320
<b>Total</b>	<b>8.6444</b>	<b>87.8660</b>	<b>54.9038</b>	<b>0.0907</b>	<b>0.4223</b>	<b>4.7495</b>	<b>5.1718</b>	<b>0.0639</b>	<b>4.3959</b>	<b>4.4598</b>		<b>8,950.3765</b>	<b>8,950.3765</b>	<b>2.6222</b>		<b>9,015.9320</b>

**Unmitigated Construction Off-Site**

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	lb/day										lb/day					
Hauling	0.0866	3.0678	0.5872	8.2600e-003	0.1841	0.0114	0.1955	0.0505	0.0109	0.0614		892.3450	892.3450	0.0609		893.8668
Vendor	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000		0.0000	0.0000	0.0000		0.0000
Worker	0.1469	0.1022	1.3480	3.5600e-003	0.3353	2.6100e-003	0.3379	0.0889	2.4000e-003	0.0913		354.2967	354.2967	0.0111		354.5737
<b>Total</b>	<b>0.2335</b>	<b>3.1700</b>	<b>1.9352</b>	<b>0.0118</b>	<b>0.5195</b>	<b>0.0140</b>	<b>0.5335</b>	<b>0.1394</b>	<b>0.0133</b>	<b>0.1527</b>		<b>1,246.6417</b>	<b>1,246.6417</b>	<b>0.0720</b>		<b>1,248.4406</b>

Strand and Pier Hotel Project - South Coast AQMD Air District, Summer

**3.2 Phase 1 - Site clearing and demolition - 2019**

**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					0.1806	0.0000	0.1806	0.0273	0.0000	0.0273			0.0000			0.0000
Off-Road	8.6444	74.6861	54.9038	0.0907		0.7124	0.7124		0.6594	0.6594	0.0000	8,950.3765	8,950.3765	2.6222		9,015.9320
<b>Total</b>	<b>8.6444</b>	<b>74.6861</b>	<b>54.9038</b>	<b>0.0907</b>	<b>0.1806</b>	<b>0.7124</b>	<b>0.8930</b>	<b>0.0273</b>	<b>0.6594</b>	<b>0.6867</b>	<b>0.0000</b>	<b>8,950.3765</b>	<b>8,950.3765</b>	<b>2.6222</b>		<b>9,015.9320</b>

**Mitigated Construction Off-Site**

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	lb/day										lb/day					
Hauling	0.0866	3.0678	0.5872	8.2600e-003	0.1841	0.0114	0.1955	0.0505	0.0109	0.0614		892.3450	892.3450	0.0609		893.8668
Vendor	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000		0.0000	0.0000	0.0000		0.0000
Worker	0.1469	0.1022	1.3480	3.5600e-003	0.3353	2.6100e-003	0.3379	0.0889	2.4000e-003	0.0913		354.2967	354.2967	0.0111		354.5737
<b>Total</b>	<b>0.2335</b>	<b>3.1700</b>	<b>1.9352</b>	<b>0.0118</b>	<b>0.5195</b>	<b>0.0140</b>	<b>0.5335</b>	<b>0.1394</b>	<b>0.0133</b>	<b>0.1527</b>		<b>1,246.6417</b>	<b>1,246.6417</b>	<b>0.0720</b>		<b>1,248.4406</b>

Strand and Pier Hotel Project - South Coast AQMD Air District, Summer

**3.3 Phase 2 - Shoring, Excavation and Dewatering - 2019**

**Unmitigated Construction On-Site**

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	lb/day										lb/day					
Fugitive Dust					8.6883	0.0000	8.6883	4.7630	0.0000	4.7630			0.0000			0.0000
Off-Road	3.7094	40.7502	23.4217	0.0426		2.0087	2.0087		1.8480	1.8480		4,221.6598	4,221.6598	1.3357		4,255.0520
<b>Total</b>	<b>3.7094</b>	<b>40.7502</b>	<b>23.4217</b>	<b>0.0426</b>	<b>8.6883</b>	<b>2.0087</b>	<b>10.6970</b>	<b>4.7630</b>	<b>1.8480</b>	<b>6.6110</b>		<b>4,221.6598</b>	<b>4,221.6598</b>	<b>1.3357</b>		<b>4,255.0520</b>

**Unmitigated Construction Off-Site**

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	lb/day										lb/day					
Hauling	0.1876	6.6452	1.2719	0.0179	0.3989	0.0247	0.4235	0.1093	0.0236	0.1329		1,932.9523	1,932.9523	0.1319		1,936.2488
Vendor	0.0964	2.8606	0.6915	6.4800e-003	0.1600	0.0190	0.1790	0.0461	0.0181	0.0642		690.5493	690.5493	0.0457		691.6915
Worker	0.0735	0.0511	0.6740	1.7800e-003	0.1677	1.3000e-003	0.1690	0.0445	1.2000e-003	0.0457		177.1484	177.1484	5.5400e-003		177.2869
<b>Total</b>	<b>0.3574</b>	<b>9.5569</b>	<b>2.6374</b>	<b>0.0262</b>	<b>0.7266</b>	<b>0.0449</b>	<b>0.7715</b>	<b>0.1998</b>	<b>0.0429</b>	<b>0.2428</b>		<b>2,800.6499</b>	<b>2,800.6499</b>	<b>0.1831</b>		<b>2,805.2272</b>



Strand and Pier Hotel Project - South Coast AQMD Air District, Summer

**3.3 Phase 2 - Shoring, Excavation and Dewatering - 2019**

**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					3.7143	0.0000	3.7143	2.0362	0.0000	2.0362			0.0000			0.0000
Off-Road	3.7094	34.6377	23.4217	0.0426		0.3013	0.3013		0.2772	0.2772	0.0000	4,221.6597	4,221.6597	1.3357		4,255.0520
<b>Total</b>	<b>3.7094</b>	<b>34.6377</b>	<b>23.4217</b>	<b>0.0426</b>	<b>3.7143</b>	<b>0.3013</b>	<b>4.0156</b>	<b>2.0362</b>	<b>0.2772</b>	<b>2.3134</b>	<b>0.0000</b>	<b>4,221.6597</b>	<b>4,221.6597</b>	<b>1.3357</b>		<b>4,255.0520</b>

**Mitigated Construction Off-Site**

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	lb/day										lb/day					
Hauling	0.1876	6.6452	1.2719	0.0179	0.3989	0.0247	0.4235	0.1093	0.0236	0.1329		1,932.9523	1,932.9523	0.1319		1,936.2488
Vendor	0.0964	2.8606	0.6915	6.4800e-003	0.1600	0.0190	0.1790	0.0461	0.0181	0.0642		690.5493	690.5493	0.0457		691.6915
Worker	0.0735	0.0511	0.6740	1.7800e-003	0.1677	1.3000e-003	0.1690	0.0445	1.2000e-003	0.0457		177.1484	177.1484	5.5400e-003		177.2869
<b>Total</b>	<b>0.3574</b>	<b>9.5569</b>	<b>2.6374</b>	<b>0.0262</b>	<b>0.7266</b>	<b>0.0449</b>	<b>0.7715</b>	<b>0.1998</b>	<b>0.0429</b>	<b>0.2428</b>		<b>2,800.6499</b>	<b>2,800.6499</b>	<b>0.1831</b>		<b>2,805.2272</b>

Strand and Pier Hotel Project - South Coast AQMD Air District, Summer

**3.4 Phase 3 - Foundation Tie-Down and Mat Foundation Insertion - 2019**

**Unmitigated Construction On-Site**

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	lb/day										lb/day					
Off-Road	3.6102	32.6402	26.3263	0.0414		1.9841	1.9841		1.8628	1.8628		3,993.8202	3,993.8202	0.9925		4,018.6319
<b>Total</b>	<b>3.6102</b>	<b>32.6402</b>	<b>26.3263</b>	<b>0.0414</b>		<b>1.9841</b>	<b>1.9841</b>		<b>1.8628</b>	<b>1.8628</b>		<b>3,993.8202</b>	<b>3,993.8202</b>	<b>0.9925</b>		<b>4,018.6319</b>

**Unmitigated Construction Off-Site**

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	lb/day										lb/day					
Hauling	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000		0.0000	0.0000	0.0000		0.0000
Vendor	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000		0.0000	0.0000	0.0000		0.0000
Worker	0.3183	0.2215	2.9207	7.7100e-003	0.7266	5.6500e-003	0.7322	0.1927	5.2100e-003	0.1979		767.6429	767.6429	0.0240		768.2431
<b>Total</b>	<b>0.3183</b>	<b>0.2215</b>	<b>2.9207</b>	<b>7.7100e-003</b>	<b>0.7266</b>	<b>5.6500e-003</b>	<b>0.7322</b>	<b>0.1927</b>	<b>5.2100e-003</b>	<b>0.1979</b>		<b>767.6429</b>	<b>767.6429</b>	<b>0.0240</b>		<b>768.2431</b>

Strand and Pier Hotel Project - South Coast AQMD Air District, Summer

**3.4 Phase 3 - Foundation Tie-Down and Mat Foundation Insertion - 2019**

**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	3.6102	27.7441	26.3263	0.0414		0.2976	0.2976		0.2794	0.2794	0.0000	3,993.8202	3,993.8202	0.9925		4,018.6319
<b>Total</b>	<b>3.6102</b>	<b>27.7441</b>	<b>26.3263</b>	<b>0.0414</b>		<b>0.2976</b>	<b>0.2976</b>		<b>0.2794</b>	<b>0.2794</b>	<b>0.0000</b>	<b>3,993.8202</b>	<b>3,993.8202</b>	<b>0.9925</b>		<b>4,018.6319</b>

**Mitigated Construction Off-Site**

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	lb/day										lb/day					
Hauling	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000		0.0000	0.0000	0.0000		0.0000
Vendor	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000		0.0000	0.0000	0.0000		0.0000
Worker	0.3183	0.2215	2.9207	7.7100e-003	0.7266	5.6500e-003	0.7322	0.1927	5.2100e-003	0.1979		767.6429	767.6429	0.0240		768.2431
<b>Total</b>	<b>0.3183</b>	<b>0.2215</b>	<b>2.9207</b>	<b>7.7100e-003</b>	<b>0.7266</b>	<b>5.6500e-003</b>	<b>0.7322</b>	<b>0.1927</b>	<b>5.2100e-003</b>	<b>0.1979</b>		<b>767.6429</b>	<b>767.6429</b>	<b>0.0240</b>		<b>768.2431</b>

Strand and Pier Hotel Project - South Coast AQMD Air District, Summer

**3.4 Phase 3 - Foundation Tie-Down and Mat Foundation Insertion - 2020**

**Unmitigated Construction On-Site**

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	lb/day										lb/day					
Off-Road	3.2417	29.6835	25.8287	0.0414		1.7175	1.7175		1.6126	1.6126		3,932.5687	3,932.5687	0.9803		3,957.0754
<b>Total</b>	<b>3.2417</b>	<b>29.6835</b>	<b>25.8287</b>	<b>0.0414</b>		<b>1.7175</b>	<b>1.7175</b>		<b>1.6126</b>	<b>1.6126</b>		<b>3,932.5687</b>	<b>3,932.5687</b>	<b>0.9803</b>		<b>3,957.0754</b>

**Unmitigated Construction Off-Site**

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	lb/day										lb/day					
Hauling	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000		0.0000	0.0000	0.0000		0.0000
Vendor	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000		0.0000	0.0000	0.0000		0.0000
Worker	0.2941	0.1977	2.6573	7.4700e-003	0.7266	5.5100e-003	0.7321	0.1927	5.0800e-003	0.1978		743.8714	743.8714	0.0214		744.4060
<b>Total</b>	<b>0.2941</b>	<b>0.1977</b>	<b>2.6573</b>	<b>7.4700e-003</b>	<b>0.7266</b>	<b>5.5100e-003</b>	<b>0.7321</b>	<b>0.1927</b>	<b>5.0800e-003</b>	<b>0.1978</b>		<b>743.8714</b>	<b>743.8714</b>	<b>0.0214</b>		<b>744.4060</b>

Strand and Pier Hotel Project - South Coast AQMD Air District, Summer

**3.4 Phase 3 - Foundation Tie-Down and Mat Foundation Insertion - 2020**

**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	3.2417	25.2310	25.8287	0.0414		0.2576	0.2576		0.2419	0.2419	0.0000	3,932.5687	3,932.5687	0.9803		3,957.0754
<b>Total</b>	<b>3.2417</b>	<b>25.2310</b>	<b>25.8287</b>	<b>0.0414</b>		<b>0.2576</b>	<b>0.2576</b>		<b>0.2419</b>	<b>0.2419</b>	<b>0.0000</b>	<b>3,932.5687</b>	<b>3,932.5687</b>	<b>0.9803</b>		<b>3,957.0754</b>

**Mitigated Construction Off-Site**

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	lb/day										lb/day					
Hauling	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000		0.0000	0.0000	0.0000		0.0000
Vendor	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000		0.0000	0.0000	0.0000		0.0000
Worker	0.2941	0.1977	2.6573	7.4700e-003	0.7266	5.5100e-003	0.7321	0.1927	5.0800e-003	0.1978		743.8714	743.8714	0.0214		744.4060
<b>Total</b>	<b>0.2941</b>	<b>0.1977</b>	<b>2.6573</b>	<b>7.4700e-003</b>	<b>0.7266</b>	<b>5.5100e-003</b>	<b>0.7321</b>	<b>0.1927</b>	<b>5.0800e-003</b>	<b>0.1978</b>		<b>743.8714</b>	<b>743.8714</b>	<b>0.0214</b>		<b>744.4060</b>

Strand and Pier Hotel Project - South Coast AQMD Air District, Summer

**3.5 Phase 4 - Concrete Superstructure - 2020**

**Unmitigated Construction On-Site**

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	lb/day										lb/day					
Off-Road	3.4106	30.7421	26.7155	0.0434		1.7586	1.7586		1.6538	1.6538		4,077.803 1	4,077.803 1	0.9954		4,102.686 7
<b>Total</b>	<b>3.4106</b>	<b>30.7421</b>	<b>26.7155</b>	<b>0.0434</b>		<b>1.7586</b>	<b>1.7586</b>		<b>1.6538</b>	<b>1.6538</b>		<b>4,077.803 1</b>	<b>4,077.803 1</b>	<b>0.9954</b>		<b>4,102.686 7</b>

**Unmitigated Construction Off-Site**

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	lb/day										lb/day					
Hauling	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000		0.0000	0.0000	0.0000		0.0000
Vendor	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000		0.0000	0.0000	0.0000		0.0000
Worker	0.2941	0.1977	2.6573	7.4700e-003	0.7266	5.5100e-003	0.7321	0.1927	5.0800e-003	0.1978		743.8714	743.8714	0.0214		744.4060
<b>Total</b>	<b>0.2941</b>	<b>0.1977</b>	<b>2.6573</b>	<b>7.4700e-003</b>	<b>0.7266</b>	<b>5.5100e-003</b>	<b>0.7321</b>	<b>0.1927</b>	<b>5.0800e-003</b>	<b>0.1978</b>		<b>743.8714</b>	<b>743.8714</b>	<b>0.0214</b>		<b>744.4060</b>

Strand and Pier Hotel Project - South Coast AQMD Air District, Summer

**3.5 Phase 4 - Concrete Superstructure - 2020**

**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	3.4106	26.1308	26.7155	0.0434		0.2638	0.2638		0.2481	0.2481	0.0000	4,077.803 1	4,077.803 1	0.9954		4,102.686 7
<b>Total</b>	<b>3.4106</b>	<b>26.1308</b>	<b>26.7155</b>	<b>0.0434</b>		<b>0.2638</b>	<b>0.2638</b>		<b>0.2481</b>	<b>0.2481</b>	<b>0.0000</b>	<b>4,077.803 1</b>	<b>4,077.803 1</b>	<b>0.9954</b>		<b>4,102.686 7</b>

**Mitigated Construction Off-Site**

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	lb/day										lb/day					
Hauling	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000		0.0000	0.0000	0.0000		0.0000
Vendor	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000		0.0000	0.0000	0.0000		0.0000
Worker	0.2941	0.1977	2.6573	7.4700e-003	0.7266	5.5100e-003	0.7321	0.1927	5.0800e-003	0.1978		743.8714	743.8714	0.0214		744.4060
<b>Total</b>	<b>0.2941</b>	<b>0.1977</b>	<b>2.6573</b>	<b>7.4700e-003</b>	<b>0.7266</b>	<b>5.5100e-003</b>	<b>0.7321</b>	<b>0.1927</b>	<b>5.0800e-003</b>	<b>0.1978</b>		<b>743.8714</b>	<b>743.8714</b>	<b>0.0214</b>		<b>744.4060</b>

Strand and Pier Hotel Project - South Coast AQMD Air District, Summer

**3.6 Phase 5 - Exterior Skin/Interior Build-Out/ Site Work - 2020**

**Unmitigated Construction On-Site**

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	lb/day										lb/day					
Archit. Coating	3.0359					0.0000	0.0000		0.0000	0.0000			0.0000			0.0000
Off-Road	0.6331	4.2859	4.3970	7.7400e-003		0.2538	0.2538		0.2538	0.2538		684.6765	684.6765	0.0568		686.0976
<b>Total</b>	<b>3.6690</b>	<b>4.2859</b>	<b>4.3970</b>	<b>7.7400e-003</b>		<b>0.2538</b>	<b>0.2538</b>		<b>0.2538</b>	<b>0.2538</b>		<b>684.6765</b>	<b>684.6765</b>	<b>0.0568</b>		<b>686.0976</b>

**Unmitigated Construction Off-Site**

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	lb/day										lb/day					
Hauling	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000		0.0000	0.0000	0.0000		0.0000
Vendor	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000		0.0000	0.0000	0.0000		0.0000
Worker	0.0588	0.0395	0.5315	1.4900e-003	0.1453	1.1000e-003	0.1464	0.0385	1.0200e-003	0.0396		148.7743	148.7743	4.2800e-003		148.8812
<b>Total</b>	<b>0.0588</b>	<b>0.0395</b>	<b>0.5315</b>	<b>1.4900e-003</b>	<b>0.1453</b>	<b>1.1000e-003</b>	<b>0.1464</b>	<b>0.0385</b>	<b>1.0200e-003</b>	<b>0.0396</b>		<b>148.7743</b>	<b>148.7743</b>	<b>4.2800e-003</b>		<b>148.8812</b>



Strand and Pier Hotel Project - South Coast AQMD Air District, Summer

**3.6 Phase 5 - Exterior Skin/Interior Build-Out/ Site Work - 2020**

**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	3.0359					0.0000	0.0000		0.0000	0.0000			0.0000			0.0000
Off-Road	0.6331	3.6430	4.3970	7.7400e-003		0.0381	0.0381		0.0381	0.0381	0.0000	684.6765	684.6765	0.0568		686.0976
<b>Total</b>	<b>3.6690</b>	<b>3.6430</b>	<b>4.3970</b>	<b>7.7400e-003</b>		<b>0.0381</b>	<b>0.0381</b>		<b>0.0381</b>	<b>0.0381</b>	<b>0.0000</b>	<b>684.6765</b>	<b>684.6765</b>	<b>0.0568</b>		<b>686.0976</b>

**Mitigated Construction Off-Site**

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	lb/day										lb/day					
Hauling	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000		0.0000	0.0000	0.0000		0.0000
Vendor	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000		0.0000	0.0000	0.0000		0.0000
Worker	0.0588	0.0395	0.5315	1.4900e-003	0.1453	1.1000e-003	0.1464	0.0385	1.0200e-003	0.0396		148.7743	148.7743	4.2800e-003		148.8812
<b>Total</b>	<b>0.0588</b>	<b>0.0395</b>	<b>0.5315</b>	<b>1.4900e-003</b>	<b>0.1453</b>	<b>1.1000e-003</b>	<b>0.1464</b>	<b>0.0385</b>	<b>1.0200e-003</b>	<b>0.0396</b>		<b>148.7743</b>	<b>148.7743</b>	<b>4.2800e-003</b>		<b>148.8812</b>

Strand and Pier Hotel Project - South Coast AQMD Air District, Summer

**3.6 Phase 5 - Exterior Skin/Interior Build-Out/ Site Work - 2021**

**Unmitigated Construction On-Site**

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	lb/day										lb/day					
Archit. Coating	3.0359					0.0000	0.0000		0.0000	0.0000			0.0000			0.0000
Off-Road	0.5885	3.9850	4.3702	7.7400e-003		0.2215	0.2215		0.2215	0.2215		684.6765	684.6765	0.0521		685.9790
<b>Total</b>	<b>3.6244</b>	<b>3.9850</b>	<b>4.3702</b>	<b>7.7400e-003</b>		<b>0.2215</b>	<b>0.2215</b>		<b>0.2215</b>	<b>0.2215</b>		<b>684.6765</b>	<b>684.6765</b>	<b>0.0521</b>		<b>685.9790</b>

**Unmitigated Construction Off-Site**

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	lb/day										lb/day					
Hauling	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000		0.0000	0.0000	0.0000		0.0000
Vendor	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000		0.0000	0.0000	0.0000		0.0000
Worker	0.0549	0.0356	0.4897	1.4400e-003	0.1453	1.0700e-003	0.1464	0.0385	9.9000e-004	0.0395		143.9624	143.9624	3.8700e-003		144.0592
<b>Total</b>	<b>0.0549</b>	<b>0.0356</b>	<b>0.4897</b>	<b>1.4400e-003</b>	<b>0.1453</b>	<b>1.0700e-003</b>	<b>0.1464</b>	<b>0.0385</b>	<b>9.9000e-004</b>	<b>0.0395</b>		<b>143.9624</b>	<b>143.9624</b>	<b>3.8700e-003</b>		<b>144.0592</b>

Strand and Pier Hotel Project - South Coast AQMD Air District, Summer

**3.6 Phase 5 - Exterior Skin/Interior Build-Out/ Site Work - 2021**

**Mitigated Construction On-Site**

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	lb/day										lb/day					
Archit. Coating	3.0359					0.0000	0.0000		0.0000	0.0000			0.0000			0.0000
Off-Road	0.5885	3.3872	4.3702	7.7400e-003		0.0332	0.0332		0.0332	0.0332	0.0000	684.6765	684.6765	0.0521		685.9789
<b>Total</b>	<b>3.6244</b>	<b>3.3872</b>	<b>4.3702</b>	<b>7.7400e-003</b>		<b>0.0332</b>	<b>0.0332</b>		<b>0.0332</b>	<b>0.0332</b>	<b>0.0000</b>	<b>684.6765</b>	<b>684.6765</b>	<b>0.0521</b>		<b>685.9789</b>

**Mitigated Construction Off-Site**

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	lb/day										lb/day					
Hauling	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000		0.0000	0.0000	0.0000		0.0000
Vendor	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000		0.0000	0.0000	0.0000		0.0000
Worker	0.0549	0.0356	0.4897	1.4400e-003	0.1453	1.0700e-003	0.1464	0.0385	9.9000e-004	0.0395		143.9624	143.9624	3.8700e-003		144.0592
<b>Total</b>	<b>0.0549</b>	<b>0.0356</b>	<b>0.4897</b>	<b>1.4400e-003</b>	<b>0.1453</b>	<b>1.0700e-003</b>	<b>0.1464</b>	<b>0.0385</b>	<b>9.9000e-004</b>	<b>0.0395</b>		<b>143.9624</b>	<b>143.9624</b>	<b>3.8700e-003</b>		<b>144.0592</b>

**4.0 Operational Detail - Mobile**

Strand and Pier Hotel Project - South Coast AQMD Air District, Summer

**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	1.3355	6.3973	15.2975	0.0533	4.1554	0.0420	4.1974	1.1119	0.0392	1.1511		5,428.4370	5,428.4370	0.2718		5,435.2309
Unmitigated	1.3355	6.3973	15.2975	0.0533	4.1554	0.0420	4.1974	1.1119	0.0392	1.1511		5,428.4370	5,428.4370	0.2718		5,435.2309

**4.2 Trip Summary Information**

Land Use	Average Daily Trip Rate			Unmitigated	Mitigated
	Weekday	Saturday	Sunday	Annual VMT	Annual VMT
Enclosed Parking with Elevator	0.00	0.00	0.00		
Hotel	817.00	819.00	595.00	1,874,508	1,874,508
Total	817.00	819.00	595.00	1,874,508	1,874,508

**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
Enclosed Parking with Elevator	16.60	8.40	6.90	0.00	0.00	0.00	0	0	0
Hotel	16.60	8.40	6.90	19.40	61.60	19.00	58	38	4

**4.4 Fleet Mix**

Strand and Pier Hotel Project - South Coast AQMD Air District, Summer

Land Use	LDA	LDT1	LDT2	MDV	LHD1	LHD2	MHD	HHD	OBUS	UBUS	MCY	SBUS	MH
Enclosed Parking with Elevator	0.548858	0.043235	0.200706	0.120309	0.016131	0.005851	0.021034	0.033479	0.002070	0.001877	0.004817	0.000707	0.000925
Hotel	0.548858	0.043235	0.200706	0.120309	0.016131	0.005851	0.021034	0.033479	0.002070	0.001877	0.004817	0.000707	0.000925

**5.0 Energy Detail**

Historical Energy Use: N

**5.1 Mitigation Measures Energy**

Percent of Electricity Use Generated with Renewable Energy

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	lb/day										lb/day					
NaturalGas Mitigated	0.1022	0.9287	0.7801	5.5700e-003		0.0706	0.0706		0.0706	0.0706		1,114.4577	1,114.4577	0.0214	0.0204	1,121.0804
NaturalGas Unmitigated	0.1022	0.9287	0.7801	5.5700e-003		0.0706	0.0706		0.0706	0.0706		1,114.4577	1,114.4577	0.0214	0.0204	1,121.0804

Strand and Pier Hotel Project - South Coast AQMD Air District, Summer

**5.2 Energy by Land Use - NaturalGas**

**Unmitigated**

	NaturalGas Use	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Land Use	kBTU/yr	lb/day										lb/day					
Enclosed Parking with Elevator	0	0.0000	0.0000	0.0000	0.0000		0.0000	0.0000		0.0000	0.0000		0.0000	0.0000	0.0000	0.0000	0.0000
Hotel	9472.89	0.1022	0.9287	0.7801	5.5700e-003		0.0706	0.0706		0.0706	0.0706		1,114.4577	1,114.4577	0.0214	0.0204	1,121.0804
<b>Total</b>		<b>0.1022</b>	<b>0.9287</b>	<b>0.7801</b>	<b>5.5700e-003</b>		<b>0.0706</b>	<b>0.0706</b>		<b>0.0706</b>	<b>0.0706</b>		<b>1,114.4577</b>	<b>1,114.4577</b>	<b>0.0214</b>	<b>0.0204</b>	<b>1,121.0804</b>

**Mitigated**

	NaturalGas Use	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Land Use	kBTU/yr	lb/day										lb/day					
Enclosed Parking with Elevator	0	0.0000	0.0000	0.0000	0.0000		0.0000	0.0000		0.0000	0.0000		0.0000	0.0000	0.0000	0.0000	0.0000
Hotel	9.47289	0.1022	0.9287	0.7801	5.5700e-003		0.0706	0.0706		0.0706	0.0706		1,114.4577	1,114.4577	0.0214	0.0204	1,121.0804
<b>Total</b>		<b>0.1022</b>	<b>0.9287</b>	<b>0.7801</b>	<b>5.5700e-003</b>		<b>0.0706</b>	<b>0.0706</b>		<b>0.0706</b>	<b>0.0706</b>		<b>1,114.4577</b>	<b>1,114.4577</b>	<b>0.0214</b>	<b>0.0204</b>	<b>1,121.0804</b>

**6.0 Area Detail**

**6.1 Mitigation Measures Area**

Strand and Pier Hotel Project - South Coast AQMD Air District, Summer

Use Low VOC Paint - Residential Interior

Use Low VOC Paint - Residential Exterior

Use Low VOC Paint - Non-Residential Interior

Use Low VOC Paint - Non-Residential Exterior

	ROG	NOx	CO	SO2	Fugitive 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	2.1412	1.5000e-004	0.0158	0.0000		6.0000e-005	6.0000e-005		6.0000e-005	6.0000e-005		0.0338	0.0338	9.0000e-005		0.0361
Unmitigated	2.1412	1.5000e-004	0.0158	0.0000		6.0000e-005	6.0000e-005		6.0000e-005	6.0000e-005		0.0338	0.0338	9.0000e-005		0.0361

Strand and Pier Hotel Project - South Coast AQMD Air District, Summer

**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	0.1298					0.0000	0.0000		0.0000	0.0000			0.0000			0.0000
Consumer Products	2.0100					0.0000	0.0000		0.0000	0.0000			0.0000			0.0000
Landscaping	1.4800e-003	1.5000e-004	0.0158	0.0000		6.0000e-005	6.0000e-005		6.0000e-005	6.0000e-005		0.0338	0.0338	9.0000e-005		0.0361
<b>Total</b>	<b>2.1412</b>	<b>1.5000e-004</b>	<b>0.0158</b>	<b>0.0000</b>		<b>6.0000e-005</b>	<b>6.0000e-005</b>		<b>6.0000e-005</b>	<b>6.0000e-005</b>		<b>0.0338</b>	<b>0.0338</b>	<b>9.0000e-005</b>		<b>0.0361</b>

**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	0.1298					0.0000	0.0000		0.0000	0.0000			0.0000			0.0000
Consumer Products	2.0100					0.0000	0.0000		0.0000	0.0000			0.0000			0.0000
Landscaping	1.4800e-003	1.5000e-004	0.0158	0.0000		6.0000e-005	6.0000e-005		6.0000e-005	6.0000e-005		0.0338	0.0338	9.0000e-005		0.0361
<b>Total</b>	<b>2.1412</b>	<b>1.5000e-004</b>	<b>0.0158</b>	<b>0.0000</b>		<b>6.0000e-005</b>	<b>6.0000e-005</b>		<b>6.0000e-005</b>	<b>6.0000e-005</b>		<b>0.0338</b>	<b>0.0338</b>	<b>9.0000e-005</b>		<b>0.0361</b>

**7.0 Water Detail**



## Strand and Pier Hotel Project - South Coast AQMD Air District, Summer

**7.1 Mitigation Measures Water****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
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**User Defined Equipment**

Equipment Type	Number
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**11.0 Vegetation**

Strand and Pier Hotel Project - South Coast AQMD Air District, Winter

**Strand and Pier Hotel Project**  
**South Coast AQMD Air District, Winter**

**1.0 Project Characteristics**

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**1.1 Land Usage**

Land Uses	Size	Metric	Lot Acreage	Floor Surface Area	Population
Enclosed Parking with Elevator	54.49	1000sqft	1.25	54,489.00	0
Hotel	100.00	Room	0.59	100,541.00	0

**1.2 Other Project Characteristics**

<b>Urbanization</b>	Urban	<b>Wind Speed (m/s)</b>	2.2	<b>Precipitation Freq (Days)</b>	31
<b>Climate Zone</b>	8			<b>Operational Year</b>	2021
<b>Utility Company</b>	Southern California Edison				
<b>CO2 Intensity (lb/MWhr)</b>	702.44	<b>CH4 Intensity (lb/MWhr)</b>	0.029	<b>N2O Intensity (lb/MWhr)</b>	0.006

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

Strand and Pier Hotel Project - South Coast AQMD Air District, Winter

Project Characteristics - Project details

Land Use - Project Details

Construction Phase - Detailed Project Construction Schedule

Off-road Equipment - Estimated construction equipment. Hours per day based on construction schedule on the construction management plan (pg. 28)

Off-road Equipment - Determined based on construction specific phases. Time estimated based on hours per day in CMP page 28

Off-road Equipment - Determined based on construction specific phases. Time estimated based on hours per day in CMP page 28

Off-road Equipment - Determined based on construction specific phases. Time estimated based on hours per day in CMP page 28

Off-road Equipment - Determined based on construction specific phases. Time estimated based on hours per day in CMP page 28

Off-road Equipment - Determined based on construction specific phases. Time estimated based on hours per day in CMP page 28

Trips and VMT - Total Trips hauling from CMP page 21-22

Demolition -

Grading - Excavation construction details

Architectural Coating - Assumed 0 for VOC for parking lot because it is interior with no associated paint emissions. SCAPCD Rule 403

Area Coating - SCAQMD Rule 1113

Energy Use -

Construction Off-road Equipment Mitigation - Includes dust control measures required by SCAQMD Rule 403, and project MM AQ-2. (% Reduction of fugitive dust mitigation measures taken from SCAQMD CEQA Air Quality Handbook, Table 11-4, pg. 11-15)

Area Mitigation - Architectural coating standards consistent with SCAQMD Rule 1113

Energy Mitigation - Inherent Project Energy features

Table Name	Column Name	Default Value	New Value
tblArchitecturalCoating	ConstArea_Parking	3,269.00	0.00
tblArchitecturalCoating	EF_Parking	100.00	0.00
tblAreaCoating	Area_EF_Nonresidential_Exterior	100	50
tblAreaCoating	Area_EF_Nonresidential_Interior	100	50
tblAreaCoating	Area_EF_Parking	100	50
tblAreaMitigation	UseLowVOCPaintParkingCheck	False	True
tblConstDustMitigation	WaterUnpavedRoadMoistureContent	0	12

Strand and Pier Hotel Project - South Coast AQMD Air District, Winter

tblConstDustMitigation	WaterUnpavedRoadVehicleSpeed	40	15
tblConstEquipMitigation	DPF	No Change	Level 3
tblConstEquipMitigation	DPF	No Change	Level 3
tblConstEquipMitigation	DPF	No Change	Level 3
tblConstEquipMitigation	DPF	No Change	Level 3
tblConstEquipMitigation	DPF	No Change	Level 3
tblConstEquipMitigation	DPF	No Change	Level 3
tblConstEquipMitigation	DPF	No Change	Level 3
tblConstEquipMitigation	DPF	No Change	Level 3
tblConstEquipMitigation	DPF	No Change	Level 3
tblConstEquipMitigation	DPF	No Change	Level 3
tblConstEquipMitigation	DPF	No Change	Level 3
tblConstEquipMitigation	DPF	No Change	Level 3
tblConstEquipMitigation	DPF	No Change	Level 3
tblConstEquipMitigation	NumberOfEquipmentMitigated	0.00	1.00
tblConstEquipMitigation	NumberOfEquipmentMitigated	0.00	4.00
tblConstEquipMitigation	NumberOfEquipmentMitigated	0.00	1.00
tblConstEquipMitigation	NumberOfEquipmentMitigated	0.00	2.00
tblConstEquipMitigation	NumberOfEquipmentMitigated	0.00	4.00
tblConstEquipMitigation	NumberOfEquipmentMitigated	0.00	6.00
tblConstEquipMitigation	NumberOfEquipmentMitigated	0.00	2.00
tblConstEquipMitigation	NumberOfEquipmentMitigated	0.00	1.00
tblConstEquipMitigation	NumberOfEquipmentMitigated	0.00	4.00
tblConstEquipMitigation	NumberOfEquipmentMitigated	0.00	13.00
tblConstEquipMitigation	NumberOfEquipmentMitigated	0.00	1.00
tblConstEquipMitigation	NumberOfEquipmentMitigated	0.00	2.00
tblConstEquipMitigation	OxidationCatalyst	0.00	15.00
tblConstEquipMitigation	OxidationCatalyst	0.00	15.00

## Strand and Pier Hotel Project - South Coast AQMD Air District, Winter

tblConstEquipMitigation	OxidationCatalyst	0.00	15.00
tblConstEquipMitigation	OxidationCatalyst	0.00	15.00
tblConstEquipMitigation	OxidationCatalyst	0.00	15.00
tblConstEquipMitigation	OxidationCatalyst	0.00	15.00
tblConstEquipMitigation	OxidationCatalyst	0.00	15.00
tblConstEquipMitigation	OxidationCatalyst	0.00	15.00
tblConstEquipMitigation	OxidationCatalyst	0.00	15.00
tblConstEquipMitigation	OxidationCatalyst	0.00	15.00
tblConstEquipMitigation	OxidationCatalyst	0.00	15.00
tblConstEquipMitigation	OxidationCatalyst	0.00	15.00
tblConstEquipMitigation	OxidationCatalyst	0.00	15.00
tblConstructionPhase	NumDays	10.00	307.00
tblConstructionPhase	NumDays	200.00	152.00
tblConstructionPhase	NumDays	200.00	154.00
tblConstructionPhase	NumDays	20.00	93.00
tblConstructionPhase	NumDays	4.00	184.00
tblConstructionPhase	NumDaysWeek	5.00	7.00
tblConstructionPhase	NumDaysWeek	5.00	7.00
tblConstructionPhase	NumDaysWeek	5.00	7.00
tblConstructionPhase	NumDaysWeek	5.00	7.00
tblConstructionPhase	NumDaysWeek	5.00	7.00
tblGrading	AcresOfGrading	132.25	0.92
tblGrading	MaterialExported	0.00	42,700.00
tblLandUse	BuildingSpaceSquareFeet	54,490.00	54,489.00
tblLandUse	BuildingSpaceSquareFeet	145,200.00	100,541.00
tblLandUse	LandUseSquareFeet	54,490.00	54,489.00
tblLandUse	LandUseSquareFeet	145,200.00	100,541.00
tblLandUse	LotAcreage	3.33	0.59

Strand and Pier Hotel Project - South Coast AQMD Air District, Winter

tblOffRoadEquipment	OffRoadEquipmentUnitAmount	1.00	3.00
tblOffRoadEquipment	OffRoadEquipmentUnitAmount	1.00	3.00
tblOffRoadEquipment	OffRoadEquipmentUnitAmount	1.00	3.00
tblOffRoadEquipment	OffRoadEquipmentUnitAmount	1.00	3.00
tblOffRoadEquipment	OffRoadEquipmentUnitAmount	1.00	3.00
tblOffRoadEquipment	OffRoadEquipmentUnitAmount	3.00	4.00
tblOffRoadEquipment	OffRoadEquipmentUnitAmount	1.00	3.00
tblOffRoadEquipment	OffRoadEquipmentUnitAmount	3.00	1.00
tblOffRoadEquipment	OffRoadEquipmentUnitAmount	3.00	1.00
tblOffRoadEquipment	UsageHours	6.00	11.50
tblOffRoadEquipment	UsageHours	8.00	11.50
tblOffRoadEquipment	UsageHours	6.00	11.50
tblOffRoadEquipment	UsageHours	6.00	11.50
tblOffRoadEquipment	UsageHours	6.00	11.50
tblOffRoadEquipment	UsageHours	6.00	11.50
tblOffRoadEquipment	UsageHours	8.00	11.50
tblOffRoadEquipment	UsageHours	8.00	11.50
tblOffRoadEquipment	UsageHours	6.00	11.50
tblOffRoadEquipment	UsageHours	8.00	11.50
tblOffRoadEquipment	UsageHours	6.00	11.50
tblOffRoadEquipment	UsageHours	6.00	11.50
tblOffRoadEquipment	UsageHours	6.00	11.50
tblOffRoadEquipment	UsageHours	8.00	11.50
tblOffRoadEquipment	UsageHours	7.00	11.50
tblOffRoadEquipment	UsageHours	8.00	11.50
tblOffRoadEquipment	UsageHours	8.00	11.50
tblProjectCharacteristics	OperationalYear	2018	2021

## Strand and Pier Hotel Project - South Coast AQMD Air District, Winter

tblTripsAndVMT	HaulingTripNumber	181.00	980.00
tblTripsAndVMT	HaulingTripNumber	5,338.00	4,200.00
tblTripsAndVMT	VendorTripNumber	0.00	25.00
tblTripsAndVMT	VendorTripNumber	25.00	0.00
tblTripsAndVMT	VendorTripNumber	25.00	0.00

**2.0 Emissions Summary**

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Strand and Pier Hotel Project - South Coast AQMD Air District, Winter

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

**Unmitigated Construction**

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Year	lb/day										lb/day					
2019	8.8935	91.0871	56.7552	0.1022	9.4149	4.7637	11.4692	4.9628	4.4094	6.8545	0.0000	10,157.9248	10,157.9248	2.6962	0.0000	10,225.3299
2020	3.7331	30.9585	29.1081	0.0504	0.7266	1.7641	2.4907	0.1927	1.6588	1.8515	0.0000	4,773.5403	4,773.5403	1.0153	0.0000	4,798.9228
2021	3.6843	4.0239	4.8103	9.0900e-003	0.1453	0.2226	0.3679	0.0385	0.2225	0.2610	0.0000	819.3133	819.3133	0.0557	0.0000	820.7060
<b>Maximum</b>	<b>8.8935</b>	<b>91.0871</b>	<b>56.7552</b>	<b>0.1022</b>	<b>9.4149</b>	<b>4.7637</b>	<b>11.4692</b>	<b>4.9628</b>	<b>4.4094</b>	<b>6.8545</b>	<b>0.0000</b>	<b>10,157.9248</b>	<b>10,157.9248</b>	<b>2.6962</b>	<b>0.0000</b>	<b>10,225.3299</b>

**Mitigated Construction**

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Year	lb/day										lb/day					
2019	8.8935	77.9072	56.7552	0.1022	4.4408	0.7266	4.7878	2.2360	0.6729	2.5569	0.0000	10,157.9248	10,157.9248	2.6962	0.0000	10,225.3299
2020	3.7331	26.3472	29.1081	0.0504	0.7266	0.2693	0.9959	0.1927	0.2531	0.4458	0.0000	4,773.5403	4,773.5403	1.0153	0.0000	4,798.9228
2021	3.6843	3.4262	4.8103	9.0900e-003	0.1453	0.0343	0.1796	0.0385	0.0342	0.0727	0.0000	819.3133	819.3133	0.0557	0.0000	820.7060
<b>Maximum</b>	<b>8.8935</b>	<b>77.9072</b>	<b>56.7552</b>	<b>0.1022</b>	<b>4.4408</b>	<b>0.7266</b>	<b>4.7878</b>	<b>2.2360</b>	<b>0.6729</b>	<b>2.5569</b>	<b>0.0000</b>	<b>10,157.9248</b>	<b>10,157.9248</b>	<b>2.6962</b>	<b>0.0000</b>	<b>10,225.3299</b>



## Strand and Pier Hotel Project - South Coast AQMD Air District, Winter

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio-CO2	Total CO2	CH4	N2O	CO2e
Percent Reduction	0.00	14.59	0.00	0.00	48.35	84.74	58.38	52.50	84.74	65.70	0.00	0.00	0.00	0.00	0.00	0.00

Strand and Pier Hotel Project - South Coast AQMD Air District, Winter

**2.2 Overall Operational**

**Unmitigated Operational**

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	lb/day										lb/day					
Area	2.1412	1.5000e-004	0.0158	0.0000		6.0000e-005	6.0000e-005		6.0000e-005	6.0000e-005		0.0338	0.0338	9.0000e-005		0.0361
Energy	0.1022	0.9287	0.7801	5.5700e-003		0.0706	0.0706		0.0706	0.0706		1,114.4577	1,114.4577	0.0214	0.0204	1,121.0804
Mobile	1.2670	6.4874	14.5433	0.0504	4.1554	0.0423	4.1977	1.1119	0.0395	1.1514		5,134.6019	5,134.6019	0.2739		5,141.4484
<b>Total</b>	<b>3.5104</b>	<b>7.4163</b>	<b>15.3393</b>	<b>0.0560</b>	<b>4.1554</b>	<b>0.1130</b>	<b>4.2683</b>	<b>1.1119</b>	<b>0.1102</b>	<b>1.2220</b>		<b>6,249.0934</b>	<b>6,249.0934</b>	<b>0.2953</b>	<b>0.0204</b>	<b>6,262.5648</b>

**Mitigated Operational**

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	lb/day										lb/day					
Area	2.1412	1.5000e-004	0.0158	0.0000		6.0000e-005	6.0000e-005		6.0000e-005	6.0000e-005		0.0338	0.0338	9.0000e-005		0.0361
Energy	0.1022	0.9287	0.7801	5.5700e-003		0.0706	0.0706		0.0706	0.0706		1,114.4577	1,114.4577	0.0214	0.0204	1,121.0804
Mobile	1.2670	6.4874	14.5433	0.0504	4.1554	0.0423	4.1977	1.1119	0.0395	1.1514		5,134.6019	5,134.6019	0.2739		5,141.4484
<b>Total</b>	<b>3.5104</b>	<b>7.4163</b>	<b>15.3393</b>	<b>0.0560</b>	<b>4.1554</b>	<b>0.1130</b>	<b>4.2683</b>	<b>1.1119</b>	<b>0.1102</b>	<b>1.2220</b>		<b>6,249.0934</b>	<b>6,249.0934</b>	<b>0.2953</b>	<b>0.0204</b>	<b>6,262.5648</b>

Strand and Pier Hotel Project - South Coast AQMD Air District, Winter

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio-CO2	Total CO2	CH4	N2O	CO2e
Percent Reduction	0.00	0.00	0.00	0.00	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	Phase 1 - Site clearing and demolition	Demolition	1/1/2019	4/3/2019	7	93	
2	Phase 2 - Shoring, Excavation and Dewatering	Grading	4/4/2019	10/4/2019	7	184	
3	Phase 3 - Foundation Tie-Down and Mat Foundation Insertion	Building Construction	10/5/2019	3/4/2020	7	152	
4	Phase 4 - Concrete Superstructure	Building Construction	3/5/2020	8/5/2020	7	154	
5	Phase 5 - Exterior Skin/Interior Build-Out/ Site Work	Architectural Coating	8/6/2020	6/8/2021	7	307	

Acres of Grading (Site Preparation Phase): 0

Acres of Grading (Grading Phase): 0

Acres of Paving: 1.25

Residential Indoor: 0; Residential Outdoor: 0; Non-Residential Indoor: 150,812; Non-Residential Outdoor: 50,271; Striped Parking Area: 0 (Architectural Coating – sqft)

#### OffRoad Equipment

## Strand and Pier Hotel Project - South Coast AQMD Air District, Winter

Phase Name	Offroad Equipment Type	Amount	Usage Hours	Horse Power	Load Factor
Phase 1 - Site clearing and demolition	Concrete/Industrial Saws	1	11.50	81	0.73
Phase 1 - Site clearing and demolition	Excavators	3	11.50	158	0.38
Phase 1 - Site clearing and demolition	Rubber Tired Dozers	3	11.50	247	0.40
Phase 1 - Site clearing and demolition	Tractors/Loaders/Backhoes	4	11.50	97	0.37
Phase 1 - Site clearing and demolition	Trenchers	1	11.50	78	0.50
Phase 2 - Shoring, Excavation and Dewatering	Excavators	1	11.50	158	0.38
Phase 2 - Shoring, Excavation and Dewatering	Graders	1	11.50	187	0.41
Phase 2 - Shoring, Excavation and Dewatering	Rubber Tired Dozers	1	11.50	247	0.40
Phase 2 - Shoring, Excavation and Dewatering	Tractors/Loaders/Backhoes	3	11.50	97	0.37
Phase 3 - Foundation Tie-Down and Mat Foundation Insertion	Cranes	1	11.50	231	0.29
Phase 3 - Foundation Tie-Down and Mat Foundation Insertion	Forklifts	3	11.50	89	0.20
Phase 3 - Foundation Tie-Down and Mat Foundation Insertion	Generator Sets	1	11.50	84	0.74
Phase 3 - Foundation Tie-Down and Mat Foundation Insertion	Tractors/Loaders/Backhoes	3	11.50	97	0.37
Phase 3 - Foundation Tie-Down and Mat Foundation Insertion	Welders	1	11.50	46	0.45
Phase 4 - Concrete Superstructure	Cement and Mortar Mixers	2	11.50	9	0.56
Phase 4 - Concrete Superstructure	Cranes	1	11.50	231	0.29
Phase 4 - Concrete Superstructure	Forklifts	3	11.50	89	0.20
Phase 4 - Concrete Superstructure	Generator Sets	1	11.50	84	0.74
Phase 4 - Concrete Superstructure	Tractors/Loaders/Backhoes	3	11.50	97	0.37
Phase 4 - Concrete Superstructure	Welders	1	11.50	46	0.45
Phase 5 - Exterior Skin/Interior Build-Out/ Site Work	Air Compressors	1	11.50	78	0.48
Phase 5 - Exterior Skin/Interior Build-Out/ Site Work	Cement and Mortar Mixers	2	11.50	9	0.56

**Trips and VMT**

## Strand and Pier Hotel Project - South Coast AQMD Air District, Winter

Phase Name	Offroad Equipment Count	Worker Trip Number	Vendor Trip Number	Hauling Trip Number	Worker Trip Length	Vendor Trip Length	Hauling Trip Length	Worker Vehicle Class	Vendor Vehicle Class	Hauling Vehicle Class
Phase 1 - Site clearing and demolition	12	30.00	0.00	980.00	14.70	6.90	20.00	LD_Mix	HDT_Mix	HHDT
Phase 2 - Shoring, Excavation and Dewatering	6	15.00	25.00	4,200.00	14.70	6.90	20.00	LD_Mix	HDT_Mix	HHDT
Phase 3 - Foundation Tie-Down and Mat Footing	9	65.00	0.00	0.00	14.70	6.90	20.00	LD_Mix	HDT_Mix	HHDT
Phase 4 - Concrete Superstructure	11	65.00	0.00	0.00	14.70	6.90	20.00	LD_Mix	HDT_Mix	HHDT
Phase 5 - Exterior Skin/Interior Build-Out	3	13.00	0.00	0.00	14.70	6.90	20.00	LD_Mix	HDT_Mix	HHDT

**3.1 Mitigation Measures Construction**

Use DPF for Construction Equipment

Use Oxidation Catalyst for Construction Equipment

Use Soil Stabilizer

Replace Ground Cover

Water Exposed Area

Water Unpaved Roads

Reduce Vehicle Speed on Unpaved Roads

Clean Paved Roads

Strand and Pier Hotel Project - South Coast AQMD Air District, Winter

**3.2 Phase 1 - Site clearing and demolition - 2019**

**Unmitigated Construction On-Site**

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	lb/day										lb/day					
Fugitive Dust					0.4223	0.0000	0.4223	0.0639	0.0000	0.0639			0.0000			0.0000
Off-Road	8.6444	87.8660	54.9038	0.0907		4.7495	4.7495		4.3959	4.3959		8,950.3765	8,950.3765	2.6222		9,015.9320
<b>Total</b>	<b>8.6444</b>	<b>87.8660</b>	<b>54.9038</b>	<b>0.0907</b>	<b>0.4223</b>	<b>4.7495</b>	<b>5.1718</b>	<b>0.0639</b>	<b>4.3959</b>	<b>4.4598</b>		<b>8,950.3765</b>	<b>8,950.3765</b>	<b>2.6222</b>		<b>9,015.9320</b>

**Unmitigated Construction Off-Site**

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	lb/day										lb/day					
Hauling	0.0891	3.1091	0.6353	8.1100e-003	0.1841	0.0116	0.1957	0.0505	0.0111	0.0616		876.1516	876.1516	0.0636		877.7423
Vendor	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000		0.0000	0.0000	0.0000		0.0000
Worker	0.1600	0.1120	1.2162	3.3300e-003	0.3353	2.6100e-003	0.3379	0.0889	2.4000e-003	0.0913		331.3967	331.3967	0.0104		331.6556
<b>Total</b>	<b>0.2491</b>	<b>3.2210</b>	<b>1.8514</b>	<b>0.0114</b>	<b>0.5195</b>	<b>0.0142</b>	<b>0.5337</b>	<b>0.1394</b>	<b>0.0135</b>	<b>0.1529</b>		<b>1,207.5483</b>	<b>1,207.5483</b>	<b>0.0740</b>		<b>1,209.3979</b>

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**3.2 Phase 1 - Site clearing and demolition - 2019**

**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					0.1806	0.0000	0.1806	0.0273	0.0000	0.0273			0.0000			0.0000
Off-Road	8.6444	74.6861	54.9038	0.0907		0.7124	0.7124		0.6594	0.6594	0.0000	8,950.3765	8,950.3765	2.6222		9,015.9320
<b>Total</b>	<b>8.6444</b>	<b>74.6861</b>	<b>54.9038</b>	<b>0.0907</b>	<b>0.1806</b>	<b>0.7124</b>	<b>0.8930</b>	<b>0.0273</b>	<b>0.6594</b>	<b>0.6867</b>	<b>0.0000</b>	<b>8,950.3765</b>	<b>8,950.3765</b>	<b>2.6222</b>		<b>9,015.9320</b>

**Mitigated Construction Off-Site**

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	lb/day										lb/day					
Hauling	0.0891	3.1091	0.6353	8.1100e-003	0.1841	0.0116	0.1957	0.0505	0.0111	0.0616		876.1516	876.1516	0.0636		877.7423
Vendor	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000		0.0000	0.0000	0.0000		0.0000
Worker	0.1600	0.1120	1.2162	3.3300e-003	0.3353	2.6100e-003	0.3379	0.0889	2.4000e-003	0.0913		331.3967	331.3967	0.0104		331.6556
<b>Total</b>	<b>0.2491</b>	<b>3.2210</b>	<b>1.8514</b>	<b>0.0114</b>	<b>0.5195</b>	<b>0.0142</b>	<b>0.5337</b>	<b>0.1394</b>	<b>0.0135</b>	<b>0.1529</b>		<b>1,207.5483</b>	<b>1,207.5483</b>	<b>0.0740</b>		<b>1,209.3979</b>

Strand and Pier Hotel Project - South Coast AQMD Air District, Winter

**3.3 Phase 2 - Shoring, Excavation and Dewatering - 2019**

**Unmitigated Construction On-Site**

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	lb/day										lb/day					
Fugitive Dust					8.6883	0.0000	8.6883	4.7630	0.0000	4.7630			0.0000			0.0000
Off-Road	3.7094	40.7502	23.4217	0.0426		2.0087	2.0087		1.8480	1.8480		4,221.6598	4,221.6598	1.3357		4,255.0520
<b>Total</b>	<b>3.7094</b>	<b>40.7502</b>	<b>23.4217</b>	<b>0.0426</b>	<b>8.6883</b>	<b>2.0087</b>	<b>10.6970</b>	<b>4.7630</b>	<b>1.8480</b>	<b>6.6110</b>		<b>4,221.6598</b>	<b>4,221.6598</b>	<b>1.3357</b>		<b>4,255.0520</b>

**Unmitigated Construction Off-Site**

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	lb/day										lb/day					
Hauling	0.1931	6.7347	1.3761	0.0176	0.3989	0.0251	0.4240	0.1093	0.0240	0.1334		1,897.8749	1,897.8749	0.1378		1,901.3207
Vendor	0.1007	2.8626	0.7701	6.3000e-003	0.1600	0.0193	0.1793	0.0461	0.0184	0.0645		670.7907	670.7907	0.0491		672.0182
Worker	0.0800	0.0560	0.6081	1.6600e-003	0.1677	1.3000e-003	0.1690	0.0445	1.2000e-003	0.0457		165.6984	165.6984	5.1800e-003		165.8278
<b>Total</b>	<b>0.3738</b>	<b>9.6533</b>	<b>2.7543</b>	<b>0.0255</b>	<b>0.7266</b>	<b>0.0457</b>	<b>0.7722</b>	<b>0.1998</b>	<b>0.0436</b>	<b>0.2435</b>		<b>2,734.3640</b>	<b>2,734.3640</b>	<b>0.1921</b>		<b>2,739.1667</b>



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**3.3 Phase 2 - Shoring, Excavation and Dewatering - 2019**

**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					3.7143	0.0000	3.7143	2.0362	0.0000	2.0362			0.0000			0.0000
Off-Road	3.7094	34.6377	23.4217	0.0426		0.3013	0.3013		0.2772	0.2772	0.0000	4,221.6597	4,221.6597	1.3357		4,255.0520
<b>Total</b>	<b>3.7094</b>	<b>34.6377</b>	<b>23.4217</b>	<b>0.0426</b>	<b>3.7143</b>	<b>0.3013</b>	<b>4.0156</b>	<b>2.0362</b>	<b>0.2772</b>	<b>2.3134</b>	<b>0.0000</b>	<b>4,221.6597</b>	<b>4,221.6597</b>	<b>1.3357</b>		<b>4,255.0520</b>

**Mitigated Construction Off-Site**

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	lb/day										lb/day					
Hauling	0.1931	6.7347	1.3761	0.0176	0.3989	0.0251	0.4240	0.1093	0.0240	0.1334		1,897.8749	1,897.8749	0.1378		1,901.3207
Vendor	0.1007	2.8626	0.7701	6.3000e-003	0.1600	0.0193	0.1793	0.0461	0.0184	0.0645		670.7907	670.7907	0.0491		672.0182
Worker	0.0800	0.0560	0.6081	1.6600e-003	0.1677	1.3000e-003	0.1690	0.0445	1.2000e-003	0.0457		165.6984	165.6984	5.1800e-003		165.8278
<b>Total</b>	<b>0.3738</b>	<b>9.6533</b>	<b>2.7543</b>	<b>0.0255</b>	<b>0.7266</b>	<b>0.0457</b>	<b>0.7722</b>	<b>0.1998</b>	<b>0.0436</b>	<b>0.2435</b>		<b>2,734.3640</b>	<b>2,734.3640</b>	<b>0.1921</b>		<b>2,739.1667</b>

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**3.4 Phase 3 - Foundation Tie-Down and Mat Foundation Insertion - 2019**

**Unmitigated Construction On-Site**

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	lb/day										lb/day					
Off-Road	3.6102	32.6402	26.3263	0.0414		1.9841	1.9841		1.8628	1.8628		3,993.8202	3,993.8202	0.9925		4,018.6319
<b>Total</b>	<b>3.6102</b>	<b>32.6402</b>	<b>26.3263</b>	<b>0.0414</b>		<b>1.9841</b>	<b>1.9841</b>		<b>1.8628</b>	<b>1.8628</b>		<b>3,993.8202</b>	<b>3,993.8202</b>	<b>0.9925</b>		<b>4,018.6319</b>

**Unmitigated Construction Off-Site**

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	lb/day										lb/day					
Hauling	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000		0.0000	0.0000	0.0000		0.0000
Vendor	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000		0.0000	0.0000	0.0000		0.0000
Worker	0.3466	0.2426	2.6350	7.2100e-003	0.7266	5.6500e-003	0.7322	0.1927	5.2100e-003	0.1979		718.0262	718.0262	0.0224		718.5871
<b>Total</b>	<b>0.3466</b>	<b>0.2426</b>	<b>2.6350</b>	<b>7.2100e-003</b>	<b>0.7266</b>	<b>5.6500e-003</b>	<b>0.7322</b>	<b>0.1927</b>	<b>5.2100e-003</b>	<b>0.1979</b>		<b>718.0262</b>	<b>718.0262</b>	<b>0.0224</b>		<b>718.5871</b>

Strand and Pier Hotel Project - South Coast AQMD Air District, Winter

**3.4 Phase 3 - Foundation Tie-Down and Mat Foundation Insertion - 2019**

**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	3.6102	27.7441	26.3263	0.0414		0.2976	0.2976		0.2794	0.2794	0.0000	3,993.8202	3,993.8202	0.9925		4,018.6319
<b>Total</b>	<b>3.6102</b>	<b>27.7441</b>	<b>26.3263</b>	<b>0.0414</b>		<b>0.2976</b>	<b>0.2976</b>		<b>0.2794</b>	<b>0.2794</b>	<b>0.0000</b>	<b>3,993.8202</b>	<b>3,993.8202</b>	<b>0.9925</b>		<b>4,018.6319</b>

**Mitigated Construction Off-Site**

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	lb/day										lb/day					
Hauling	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000		0.0000	0.0000	0.0000		0.0000
Vendor	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000		0.0000	0.0000	0.0000		0.0000
Worker	0.3466	0.2426	2.6350	7.2100e-003	0.7266	5.6500e-003	0.7322	0.1927	5.2100e-003	0.1979		718.0262	718.0262	0.0224		718.5871
<b>Total</b>	<b>0.3466</b>	<b>0.2426</b>	<b>2.6350</b>	<b>7.2100e-003</b>	<b>0.7266</b>	<b>5.6500e-003</b>	<b>0.7322</b>	<b>0.1927</b>	<b>5.2100e-003</b>	<b>0.1979</b>		<b>718.0262</b>	<b>718.0262</b>	<b>0.0224</b>		<b>718.5871</b>

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**3.4 Phase 3 - Foundation Tie-Down and Mat Foundation Insertion - 2020**

**Unmitigated Construction On-Site**

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	lb/day										lb/day					
Off-Road	3.2417	29.6835	25.8287	0.0414		1.7175	1.7175		1.6126	1.6126		3,932.5687	3,932.5687	0.9803		3,957.0754
<b>Total</b>	<b>3.2417</b>	<b>29.6835</b>	<b>25.8287</b>	<b>0.0414</b>		<b>1.7175</b>	<b>1.7175</b>		<b>1.6126</b>	<b>1.6126</b>		<b>3,932.5687</b>	<b>3,932.5687</b>	<b>0.9803</b>		<b>3,957.0754</b>

**Unmitigated Construction Off-Site**

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	lb/day										lb/day					
Hauling	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000		0.0000	0.0000	0.0000		0.0000
Vendor	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000		0.0000	0.0000	0.0000		0.0000
Worker	0.3208	0.2165	2.3926	6.9800e-003	0.7266	5.5100e-003	0.7321	0.1927	5.0800e-003	0.1978		695.7372	695.7372	0.0200		696.2360
<b>Total</b>	<b>0.3208</b>	<b>0.2165</b>	<b>2.3926</b>	<b>6.9800e-003</b>	<b>0.7266</b>	<b>5.5100e-003</b>	<b>0.7321</b>	<b>0.1927</b>	<b>5.0800e-003</b>	<b>0.1978</b>		<b>695.7372</b>	<b>695.7372</b>	<b>0.0200</b>		<b>696.2360</b>

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**3.4 Phase 3 - Foundation Tie-Down and Mat Foundation Insertion - 2020**

**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	3.2417	25.2310	25.8287	0.0414		0.2576	0.2576		0.2419	0.2419	0.0000	3,932.5687	3,932.5687	0.9803		3,957.0754
<b>Total</b>	<b>3.2417</b>	<b>25.2310</b>	<b>25.8287</b>	<b>0.0414</b>		<b>0.2576</b>	<b>0.2576</b>		<b>0.2419</b>	<b>0.2419</b>	<b>0.0000</b>	<b>3,932.5687</b>	<b>3,932.5687</b>	<b>0.9803</b>		<b>3,957.0754</b>

**Mitigated Construction Off-Site**

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	lb/day										lb/day					
Hauling	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000		0.0000	0.0000	0.0000		0.0000
Vendor	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000		0.0000	0.0000	0.0000		0.0000
Worker	0.3208	0.2165	2.3926	6.9800e-003	0.7266	5.5100e-003	0.7321	0.1927	5.0800e-003	0.1978		695.7372	695.7372	0.0200		696.2360
<b>Total</b>	<b>0.3208</b>	<b>0.2165</b>	<b>2.3926</b>	<b>6.9800e-003</b>	<b>0.7266</b>	<b>5.5100e-003</b>	<b>0.7321</b>	<b>0.1927</b>	<b>5.0800e-003</b>	<b>0.1978</b>		<b>695.7372</b>	<b>695.7372</b>	<b>0.0200</b>		<b>696.2360</b>

Strand and Pier Hotel Project - South Coast AQMD Air District, Winter

**3.5 Phase 4 - Concrete Superstructure - 2020**

**Unmitigated Construction On-Site**

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	lb/day										lb/day					
Off-Road	3.4106	30.7421	26.7155	0.0434		1.7586	1.7586		1.6538	1.6538		4,077.803 1	4,077.803 1	0.9954		4,102.686 7
<b>Total</b>	<b>3.4106</b>	<b>30.7421</b>	<b>26.7155</b>	<b>0.0434</b>		<b>1.7586</b>	<b>1.7586</b>		<b>1.6538</b>	<b>1.6538</b>		<b>4,077.803 1</b>	<b>4,077.803 1</b>	<b>0.9954</b>		<b>4,102.686 7</b>

**Unmitigated Construction Off-Site**

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	lb/day										lb/day					
Hauling	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000		0.0000	0.0000	0.0000		0.0000
Vendor	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000		0.0000	0.0000	0.0000		0.0000
Worker	0.3208	0.2165	2.3926	6.9800e-003	0.7266	5.5100e-003	0.7321	0.1927	5.0800e-003	0.1978		695.7372	695.7372	0.0200		696.2360
<b>Total</b>	<b>0.3208</b>	<b>0.2165</b>	<b>2.3926</b>	<b>6.9800e-003</b>	<b>0.7266</b>	<b>5.5100e-003</b>	<b>0.7321</b>	<b>0.1927</b>	<b>5.0800e-003</b>	<b>0.1978</b>		<b>695.7372</b>	<b>695.7372</b>	<b>0.0200</b>		<b>696.2360</b>

Strand and Pier Hotel Project - South Coast AQMD Air District, Winter

**3.5 Phase 4 - Concrete Superstructure - 2020**

**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	3.4106	26.1308	26.7155	0.0434		0.2638	0.2638		0.2481	0.2481	0.0000	4,077.803 1	4,077.803 1	0.9954		4,102.686 7
<b>Total</b>	<b>3.4106</b>	<b>26.1308</b>	<b>26.7155</b>	<b>0.0434</b>		<b>0.2638</b>	<b>0.2638</b>		<b>0.2481</b>	<b>0.2481</b>	<b>0.0000</b>	<b>4,077.803 1</b>	<b>4,077.803 1</b>	<b>0.9954</b>		<b>4,102.686 7</b>

**Mitigated Construction Off-Site**

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	lb/day										lb/day					
Hauling	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000		0.0000	0.0000	0.0000		0.0000
Vendor	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000		0.0000	0.0000	0.0000		0.0000
Worker	0.3208	0.2165	2.3926	6.9800e-003	0.7266	5.5100e-003	0.7321	0.1927	5.0800e-003	0.1978		695.7372	695.7372	0.0200		696.2360
<b>Total</b>	<b>0.3208</b>	<b>0.2165</b>	<b>2.3926</b>	<b>6.9800e-003</b>	<b>0.7266</b>	<b>5.5100e-003</b>	<b>0.7321</b>	<b>0.1927</b>	<b>5.0800e-003</b>	<b>0.1978</b>		<b>695.7372</b>	<b>695.7372</b>	<b>0.0200</b>		<b>696.2360</b>

Strand and Pier Hotel Project - South Coast AQMD Air District, Winter

**3.6 Phase 5 - Exterior Skin/Interior Build-Out/ Site Work - 2020**

**Unmitigated Construction On-Site**

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	lb/day										lb/day					
Archit. Coating	3.0359					0.0000	0.0000		0.0000	0.0000			0.0000			0.0000
Off-Road	0.6331	4.2859	4.3970	7.7400e-003		0.2538	0.2538		0.2538	0.2538		684.6765	684.6765	0.0568		686.0976
<b>Total</b>	<b>3.6690</b>	<b>4.2859</b>	<b>4.3970</b>	<b>7.7400e-003</b>		<b>0.2538</b>	<b>0.2538</b>		<b>0.2538</b>	<b>0.2538</b>		<b>684.6765</b>	<b>684.6765</b>	<b>0.0568</b>		<b>686.0976</b>

**Unmitigated Construction Off-Site**

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	lb/day										lb/day					
Hauling	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000		0.0000	0.0000	0.0000		0.0000
Vendor	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000		0.0000	0.0000	0.0000		0.0000
Worker	0.0642	0.0433	0.4785	1.4000e-003	0.1453	1.1000e-003	0.1464	0.0385	1.0200e-003	0.0396		139.1474	139.1474	3.9900e-003		139.2472
<b>Total</b>	<b>0.0642</b>	<b>0.0433</b>	<b>0.4785</b>	<b>1.4000e-003</b>	<b>0.1453</b>	<b>1.1000e-003</b>	<b>0.1464</b>	<b>0.0385</b>	<b>1.0200e-003</b>	<b>0.0396</b>		<b>139.1474</b>	<b>139.1474</b>	<b>3.9900e-003</b>		<b>139.2472</b>



Strand and Pier Hotel Project - South Coast AQMD Air District, Winter

**3.6 Phase 5 - Exterior Skin/Interior Build-Out/ Site Work - 2020**

**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	3.0359					0.0000	0.0000		0.0000	0.0000			0.0000			0.0000
Off-Road	0.6331	3.6430	4.3970	7.7400e-003		0.0381	0.0381		0.0381	0.0381	0.0000	684.6765	684.6765	0.0568		686.0976
<b>Total</b>	<b>3.6690</b>	<b>3.6430</b>	<b>4.3970</b>	<b>7.7400e-003</b>		<b>0.0381</b>	<b>0.0381</b>		<b>0.0381</b>	<b>0.0381</b>	<b>0.0000</b>	<b>684.6765</b>	<b>684.6765</b>	<b>0.0568</b>		<b>686.0976</b>

**Mitigated Construction Off-Site**

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	lb/day										lb/day					
Hauling	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000		0.0000	0.0000	0.0000		0.0000
Vendor	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000		0.0000	0.0000	0.0000		0.0000
Worker	0.0642	0.0433	0.4785	1.4000e-003	0.1453	1.1000e-003	0.1464	0.0385	1.0200e-003	0.0396		139.1474	139.1474	3.9900e-003		139.2472
<b>Total</b>	<b>0.0642</b>	<b>0.0433</b>	<b>0.4785</b>	<b>1.4000e-003</b>	<b>0.1453</b>	<b>1.1000e-003</b>	<b>0.1464</b>	<b>0.0385</b>	<b>1.0200e-003</b>	<b>0.0396</b>		<b>139.1474</b>	<b>139.1474</b>	<b>3.9900e-003</b>		<b>139.2472</b>

Strand and Pier Hotel Project - South Coast AQMD Air District, Winter

**3.6 Phase 5 - Exterior Skin/Interior Build-Out/ Site Work - 2021**

**Unmitigated Construction On-Site**

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	lb/day										lb/day					
Archit. Coating	3.0359					0.0000	0.0000		0.0000	0.0000			0.0000			0.0000
Off-Road	0.5885	3.9850	4.3702	7.7400e-003		0.2215	0.2215		0.2215	0.2215		684.6765	684.6765	0.0521		685.9790
<b>Total</b>	<b>3.6244</b>	<b>3.9850</b>	<b>4.3702</b>	<b>7.7400e-003</b>		<b>0.2215</b>	<b>0.2215</b>		<b>0.2215</b>	<b>0.2215</b>		<b>684.6765</b>	<b>684.6765</b>	<b>0.0521</b>		<b>685.9790</b>

**Unmitigated Construction Off-Site**

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	lb/day										lb/day					
Hauling	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000		0.0000	0.0000	0.0000		0.0000
Vendor	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000		0.0000	0.0000	0.0000		0.0000
Worker	0.0600	0.0390	0.4401	1.3500e-003	0.1453	1.0700e-003	0.1464	0.0385	9.9000e-004	0.0395		134.6368	134.6368	3.6100e-003		134.7270
<b>Total</b>	<b>0.0600</b>	<b>0.0390</b>	<b>0.4401</b>	<b>1.3500e-003</b>	<b>0.1453</b>	<b>1.0700e-003</b>	<b>0.1464</b>	<b>0.0385</b>	<b>9.9000e-004</b>	<b>0.0395</b>		<b>134.6368</b>	<b>134.6368</b>	<b>3.6100e-003</b>		<b>134.7270</b>

Strand and Pier Hotel Project - South Coast AQMD Air District, Winter

**3.6 Phase 5 - Exterior Skin/Interior Build-Out/ Site Work - 2021**

**Mitigated Construction On-Site**

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	lb/day										lb/day					
Archit. Coating	3.0359					0.0000	0.0000		0.0000	0.0000			0.0000			0.0000
Off-Road	0.5885	3.3872	4.3702	7.7400e-003		0.0332	0.0332		0.0332	0.0332	0.0000	684.6765	684.6765	0.0521		685.9789
<b>Total</b>	<b>3.6244</b>	<b>3.3872</b>	<b>4.3702</b>	<b>7.7400e-003</b>		<b>0.0332</b>	<b>0.0332</b>		<b>0.0332</b>	<b>0.0332</b>	<b>0.0000</b>	<b>684.6765</b>	<b>684.6765</b>	<b>0.0521</b>		<b>685.9789</b>

**Mitigated Construction Off-Site**

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	lb/day										lb/day					
Hauling	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000		0.0000	0.0000	0.0000		0.0000
Vendor	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000		0.0000	0.0000	0.0000		0.0000
Worker	0.0600	0.0390	0.4401	1.3500e-003	0.1453	1.0700e-003	0.1464	0.0385	9.9000e-004	0.0395		134.6368	134.6368	3.6100e-003		134.7270
<b>Total</b>	<b>0.0600</b>	<b>0.0390</b>	<b>0.4401</b>	<b>1.3500e-003</b>	<b>0.1453</b>	<b>1.0700e-003</b>	<b>0.1464</b>	<b>0.0385</b>	<b>9.9000e-004</b>	<b>0.0395</b>		<b>134.6368</b>	<b>134.6368</b>	<b>3.6100e-003</b>		<b>134.7270</b>

**4.0 Operational Detail - Mobile**

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Strand and Pier Hotel Project - South Coast AQMD Air District, Winter

**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	1.2670	6.4874	14.5433	0.0504	4.1554	0.0423	4.1977	1.1119	0.0395	1.1514		5,134.6019	5,134.6019	0.2739		5,141.4484
Unmitigated	1.2670	6.4874	14.5433	0.0504	4.1554	0.0423	4.1977	1.1119	0.0395	1.1514		5,134.6019	5,134.6019	0.2739		5,141.4484

**4.2 Trip Summary Information**

Land Use	Average Daily Trip Rate			Unmitigated	Mitigated
	Weekday	Saturday	Sunday	Annual VMT	Annual VMT
Enclosed Parking with Elevator	0.00	0.00	0.00		
Hotel	817.00	819.00	595.00	1,874,508	1,874,508
Total	817.00	819.00	595.00	1,874,508	1,874,508

**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
Enclosed Parking with Elevator	16.60	8.40	6.90	0.00	0.00	0.00	0	0	0
Hotel	16.60	8.40	6.90	19.40	61.60	19.00	58	38	4

**4.4 Fleet Mix**

Strand and Pier Hotel Project - South Coast AQMD Air District, Winter

Land Use	LDA	LDT1	LDT2	MDV	LHD1	LHD2	MHD	HHD	OBUS	UBUS	MCY	SBUS	MH
Enclosed Parking with Elevator	0.548858	0.043235	0.200706	0.120309	0.016131	0.005851	0.021034	0.033479	0.002070	0.001877	0.004817	0.000707	0.000925
Hotel	0.548858	0.043235	0.200706	0.120309	0.016131	0.005851	0.021034	0.033479	0.002070	0.001877	0.004817	0.000707	0.000925

**5.0 Energy Detail**

Historical Energy Use: N

**5.1 Mitigation Measures Energy**

Percent of Electricity Use Generated with Renewable Energy

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	lb/day										lb/day					
NaturalGas Mitigated	0.1022	0.9287	0.7801	5.5700e-003		0.0706	0.0706		0.0706	0.0706		1,114.4577	1,114.4577	0.0214	0.0204	1,121.0804
NaturalGas Unmitigated	0.1022	0.9287	0.7801	5.5700e-003		0.0706	0.0706		0.0706	0.0706		1,114.4577	1,114.4577	0.0214	0.0204	1,121.0804

Strand and Pier Hotel Project - South Coast AQMD Air District, Winter

**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					
Enclosed Parking with Elevator	0	0.0000	0.0000	0.0000	0.0000		0.0000	0.0000		0.0000	0.0000		0.0000	0.0000	0.0000	0.0000	0.0000
Hotel	9472.89	0.1022	0.9287	0.7801	5.5700e-003		0.0706	0.0706		0.0706	0.0706		1,114.4577	1,114.4577	0.0214	0.0204	1,121.0804
<b>Total</b>		<b>0.1022</b>	<b>0.9287</b>	<b>0.7801</b>	<b>5.5700e-003</b>		<b>0.0706</b>	<b>0.0706</b>		<b>0.0706</b>	<b>0.0706</b>		<b>1,114.4577</b>	<b>1,114.4577</b>	<b>0.0214</b>	<b>0.0204</b>	<b>1,121.0804</b>

**Mitigated**

	NaturalGas Use	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Land Use	kBTU/yr	lb/day										lb/day					
Enclosed Parking with Elevator	0	0.0000	0.0000	0.0000	0.0000		0.0000	0.0000		0.0000	0.0000		0.0000	0.0000	0.0000	0.0000	0.0000
Hotel	9.47289	0.1022	0.9287	0.7801	5.5700e-003		0.0706	0.0706		0.0706	0.0706		1,114.4577	1,114.4577	0.0214	0.0204	1,121.0804
<b>Total</b>		<b>0.1022</b>	<b>0.9287</b>	<b>0.7801</b>	<b>5.5700e-003</b>		<b>0.0706</b>	<b>0.0706</b>		<b>0.0706</b>	<b>0.0706</b>		<b>1,114.4577</b>	<b>1,114.4577</b>	<b>0.0214</b>	<b>0.0204</b>	<b>1,121.0804</b>

**6.0 Area Detail**

**6.1 Mitigation Measures Area**

Strand and Pier Hotel Project - South Coast AQMD Air District, Winter

Use Low VOC Paint - Residential Interior

Use Low VOC Paint - Residential Exterior

Use Low VOC Paint - Non-Residential Interior

Use Low VOC Paint - Non-Residential Exterior

	ROG	NOx	CO	SO2	Fugitive 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	2.1412	1.5000e-004	0.0158	0.0000		6.0000e-005	6.0000e-005		6.0000e-005	6.0000e-005		0.0338	0.0338	9.0000e-005		0.0361
Unmitigated	2.1412	1.5000e-004	0.0158	0.0000		6.0000e-005	6.0000e-005		6.0000e-005	6.0000e-005		0.0338	0.0338	9.0000e-005		0.0361

Strand and Pier Hotel Project - South Coast AQMD Air District, Winter

**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	0.1298					0.0000	0.0000		0.0000	0.0000			0.0000			0.0000
Consumer Products	2.0100					0.0000	0.0000		0.0000	0.0000			0.0000			0.0000
Landscaping	1.4800e-003	1.5000e-004	0.0158	0.0000		6.0000e-005	6.0000e-005		6.0000e-005	6.0000e-005		0.0338	0.0338	9.0000e-005		0.0361
<b>Total</b>	<b>2.1412</b>	<b>1.5000e-004</b>	<b>0.0158</b>	<b>0.0000</b>		<b>6.0000e-005</b>	<b>6.0000e-005</b>		<b>6.0000e-005</b>	<b>6.0000e-005</b>		<b>0.0338</b>	<b>0.0338</b>	<b>9.0000e-005</b>		<b>0.0361</b>

**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	0.1298					0.0000	0.0000		0.0000	0.0000			0.0000			0.0000
Consumer Products	2.0100					0.0000	0.0000		0.0000	0.0000			0.0000			0.0000
Landscaping	1.4800e-003	1.5000e-004	0.0158	0.0000		6.0000e-005	6.0000e-005		6.0000e-005	6.0000e-005		0.0338	0.0338	9.0000e-005		0.0361
<b>Total</b>	<b>2.1412</b>	<b>1.5000e-004</b>	<b>0.0158</b>	<b>0.0000</b>		<b>6.0000e-005</b>	<b>6.0000e-005</b>		<b>6.0000e-005</b>	<b>6.0000e-005</b>		<b>0.0338</b>	<b>0.0338</b>	<b>9.0000e-005</b>		<b>0.0361</b>

**7.0 Water Detail**



## Strand and Pier Hotel Project - South Coast AQMD Air District, Winter

**7.1 Mitigation Measures Water****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
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**10.0 Stationary Equipment****Fire Pumps and Emergency Generators**

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

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

Equipment Type	Number
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**11.0 Vegetation**

**Strand and Pier Hotel Project**  
**South Coast AQMD Air District, Mitigation Report**

**Construction Mitigation Summary**

Phase	ROG	NOx	CO	SO2	Exhaust PM10	Exhaust PM2.5	Bio- CO2	NBio-CO2	Total CO2	CH4	N2O	CO2e
Percent Reduction												
Phase 1 - Site clearing and demolition	0.00	0.14	0.00	0.00	0.85	0.85	0.00	0.00	0.00	0.00	0.00	0.00
Phase 2 - Shoring, Excavation and Dewatering	0.00	0.12	0.00	0.00	0.83	0.83	0.00	0.00	0.00	0.00	0.00	0.00
Phase 3 - Foundation Tie-Down and Mat Foundation Insertion	0.00	0.15	0.00	0.00	0.85	0.85	0.00	0.00	0.00	0.00	0.00	0.00
Phase 4 - Concrete Superstructure	0.00	0.15	0.00	0.00	0.85	0.85	0.00	0.00	0.00	0.00	0.00	0.00
Phase 5 - Exterior Skin/Interior Build-Out/ Site Work	0.00	0.15	0.00	0.00	0.85	0.85	0.00	0.00	0.00	0.00	0.00	0.00

**OFFROAD Equipment Mitigation**

Equipment Type	Fuel Type	Tier	Number Mitigated	Total Number of Equipment	DPF	Oxidation Catalyst
Air Compressors	Diesel	No Change	1	1	Level 3	15.00
Cement and Mortar Mixers	Diesel	No Change	4	4	Level 3	15.00
Concrete/Industrial Saws	Diesel	No Change	1	1	Level 3	15.00
Cranes	Diesel	No Change	2	2	Level 3	15.00
Excavators	Diesel	No Change	4	4	Level 3	15.00
Forklifts	Diesel	No Change	6	6	Level 3	15.00
Generator Sets	Diesel	No Change	2	2	Level 3	15.00
Graders	Diesel	No Change	1	1	Level 3	15.00
Rubber Tired Dozers	Diesel	No Change	4	4	Level 3	15.00
Tractors/Loaders/Backhoes	Diesel	No Change	13	13	Level 3	15.00
Trenchers	Diesel	No Change	1	1	Level 3	15.00
Welders	Diesel	No Change	2	2	Level 3	15.00

Equipment Type	ROG	NOx	CO	SO2	Exhaust PM10	Exhaust PM2.5	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
	Unmitigated tons/yr						Unmitigated mt/yr					
Air Compressors	6.77000E-002	4.71480E-001	5.36710E-001	8.70000E-004	3.00700E-002	3.00700E-002	0.00000E+000	7.51189E+001	7.51189E+001	5.47000E-003	0.00000E+000	7.52557E+001
Cement and Mortar Mixers	3.89400E-002	2.43990E-001	2.04390E-001	4.70000E-004	9.48000E-003	9.48000E-003	0.00000E+000	3.03694E+001	3.03694E+001	3.15000E-003	0.00000E+000	3.04482E+001
Concrete/Industrial Saws	3.08800E-002	2.39870E-001	2.47470E-001	4.20000E-004	1.53400E-002	1.53400E-002	0.00000E+000	3.59390E+001	3.59390E+001	2.53000E-003	0.00000E+000	3.60023E+001
Cranes	1.02920E-001	1.22473E+000	4.76490E-001	1.27000E-003	5.09300E-002	4.68600E-002	0.00000E+000	1.12205E+002	1.12205E+002	3.60600E-002	0.00000E+000	1.13106E+002
Excavators	8.67700E-002	8.92480E-001	1.08593E+000	1.72000E-003	4.30400E-002	3.96000E-002	0.00000E+000	1.54306E+002	1.54306E+002	4.88200E-002	0.00000E+000	1.55526E+002
Forklifts	9.80400E-002	8.80930E-001	7.81400E-001	1.01000E-003	6.64300E-002	6.11200E-002	0.00000E+000	8.91734E+001	8.91734E+001	2.86600E-002	0.00000E+000	8.98898E+001
Generator Sets	9.06100E-002	7.84010E-001	8.16100E-001	1.45000E-003	4.50300E-002	4.50300E-002	0.00000E+000	1.24310E+002	1.24310E+002	7.25000E-003	0.00000E+000	1.24492E+002
Graders	6.43700E-002	8.70150E-001	2.43080E-001	8.80000E-004	2.79300E-002	2.56900E-002	0.00000E+000	7.88989E+001	7.88989E+001	2.49600E-002	0.00000E+000	7.95230E+001
Rubber Tired Dozers	3.77570E-001	4.01814E+000	1.42567E+000	2.84000E-003	1.95920E-001	1.80250E-001	0.00000E+000	2.55230E+002	2.55230E+002	8.07500E-002	0.00000E+000	2.57249E+002
Tractors/Loaders/Backhoes	2.97270E-001	2.98537E+000	3.03780E+000	4.11000E-003	1.95810E-001	1.80150E-001	0.00000E+000	3.66487E+002	3.66487E+002	1.16850E-001	0.00000E+000	3.69408E+002
Trenchers	2.90300E-002	2.61850E-001	1.76410E-001	2.30000E-004	1.98000E-002	1.82100E-002	0.00000E+000	2.02448E+001	2.02448E+001	6.41000E-003	0.00000E+000	2.04049E+001
Welders	7.79600E-002	3.48940E-001	3.91170E-001	5.60000E-004	1.99200E-002	1.99200E-002	0.00000E+000	4.13968E+001	4.13968E+001	6.35000E-003	0.00000E+000	4.15555E+001

Equipment Type	ROG	NOx	CO	SO2	Exhaust PM10	Exhaust PM2.5	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Mitigated tons/yr							Mitigated mt/yr					
Air Compressors	6.77000E-002	4.00760E-001	5.36710E-001	8.70000E-004	4.51000E-003	4.51000E-003	0.00000E+000	7.51188E+001	7.51188E+001	5.47000E-003	0.00000E+000	7.52556E+001
Cement and Mortar Mixers	3.89400E-002	2.07390E-001	2.04390E-001	4.70000E-004	1.42000E-003	1.42000E-003	0.00000E+000	3.03694E+001	3.03694E+001	3.15000E-003	0.00000E+000	3.04482E+001
Concrete/Industrial Saws	3.08800E-002	2.03890E-001	2.47470E-001	4.20000E-004	2.30000E-003	2.30000E-003	0.00000E+000	3.59390E+001	3.59390E+001	2.53000E-003	0.00000E+000	3.60022E+001
Cranes	1.02920E-001	1.04102E+000	4.76490E-001	1.27000E-003	7.64000E-003	7.03000E-003	0.00000E+000	1.12204E+002	1.12204E+002	3.60600E-002	0.00000E+000	1.13106E+002
Excavators	8.67700E-002	7.58600E-001	1.08593E+000	1.72000E-003	6.46000E-003	5.94000E-003	0.00000E+000	1.54306E+002	1.54306E+002	4.88200E-002	0.00000E+000	1.55526E+002
Forklifts	9.80400E-002	7.48790E-001	7.81390E-001	1.01000E-003	9.97000E-003	9.17000E-003	0.00000E+000	8.91732E+001	8.91732E+001	2.86600E-002	0.00000E+000	8.98897E+001
Generator Sets	9.06100E-002	6.66400E-001	8.16100E-001	1.45000E-003	6.75000E-003	6.75000E-003	0.00000E+000	1.24310E+002	1.24310E+002	7.25000E-003	0.00000E+000	1.24491E+002
Graders	6.43700E-002	7.39630E-001	2.43080E-001	8.80000E-004	4.19000E-003	3.85000E-003	0.00000E+000	7.88988E+001	7.88988E+001	2.49600E-002	0.00000E+000	7.95229E+001
Rubber Tired Dozers	3.77570E-001	3.41541E+000	1.42567E+000	2.84000E-003	2.93900E-002	2.70400E-002	0.00000E+000	2.55230E+002	2.55230E+002	8.07500E-002	0.00000E+000	2.57248E+002
Tractors/Loaders/Balckhoes	2.97270E-001	2.53756E+000	3.03780E+000	4.11000E-003	2.93700E-002	2.70200E-002	0.00000E+000	3.66486E+002	3.66486E+002	1.16850E-001	0.00000E+000	3.69408E+002
Trenchers	2.90300E-002	2.22570E-001	1.76410E-001	2.30000E-004	2.97000E-003	2.73000E-003	0.00000E+000	2.02447E+001	2.02447E+001	6.41000E-003	0.00000E+000	2.04049E+001
Welders	7.79600E-002	2.96600E-001	3.91170E-001	5.60000E-004	2.99000E-003	2.99000E-003	0.00000E+000	4.13967E+001	4.13967E+001	6.35000E-003	0.00000E+000	4.15555E+001

Equipment Type	ROG	NOx	CO	SO2	Exhaust PM10	Exhaust PM2.5	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Percent Reduction												
Air Compressors	0.00000E+000	1.49996E-001	0.00000E+000	0.00000E+000	8.50017E-001	8.50017E-001	0.00000E+000	1.19810E-006	1.19810E-006	0.00000E+000	0.00000E+000	1.19592E-006
Cement and Mortar Mixers	0.00000E+000	1.50006E-001	0.00000E+000	0.00000E+000	8.50211E-001	8.50211E-001	0.00000E+000	1.31712E-006	1.31712E-006	0.00000E+000	0.00000E+000	1.31371E-006
Concrete/Industrial Saws	0.00000E+000	1.49998E-001	0.00000E+000	0.00000E+000	8.50065E-001	8.50065E-001	0.00000E+000	1.39125E-006	1.39125E-006	0.00000E+000	0.00000E+000	1.38880E-006
Cranes	0.00000E+000	1.50000E-001	0.00000E+000	0.00000E+000	8.49990E-001	8.49979E-001	0.00000E+000	1.24772E-006	1.24772E-006	0.00000E+000	0.00000E+000	1.23778E-006
Excavators	0.00000E+000	1.50009E-001	0.00000E+000	0.00000E+000	8.49907E-001	8.50000E-001	0.00000E+000	1.16651E-006	1.16651E-006	0.00000E+000	0.00000E+000	1.22166E-006
Forklifts	0.00000E+000	1.50001E-001	1.27975E-005	0.00000E+000	8.49917E-001	8.49967E-001	0.00000E+000	1.23355E-006	1.23355E-006	0.00000E+000	0.00000E+000	1.22372E-006
Generator Sets	0.00000E+000	1.50011E-001	0.00000E+000	0.00000E+000	8.50100E-001	8.50100E-001	0.00000E+000	1.12621E-006	1.12621E-006	0.00000E+000	0.00000E+000	1.20490E-006
Graders	0.00000E+000	1.49997E-001	0.00000E+000	0.00000E+000	8.49982E-001	8.50136E-001	0.00000E+000	1.26744E-006	1.26744E-006	0.00000E+000	0.00000E+000	1.25750E-006
Rubber Tired Dozers	0.00000E+000	1.50002E-001	0.00000E+000	0.00000E+000	8.49990E-001	8.49986E-001	0.00000E+000	1.21459E-006	1.21459E-006	0.00000E+000	0.00000E+000	1.20506E-006
Tractors/Loaders/Backhoes	0.00000E+000	1.50002E-001	0.00000E+000	0.00000E+000	8.50008E-001	8.50014E-001	0.00000E+000	1.20059E-006	1.20059E-006	0.00000E+000	0.00000E+000	1.19110E-006
Trenchers	0.00000E+000	1.50010E-001	0.00000E+000	0.00000E+000	8.50000E-001	8.50082E-001	0.00000E+000	1.48186E-006	1.48186E-006	0.00000E+000	0.00000E+000	1.47024E-006
Welders	0.00000E+000	1.49997E-001	0.00000E+000	0.00000E+000	8.49900E-001	8.49900E-001	0.00000E+000	9.66259E-007	9.66259E-007	0.00000E+000	0.00000E+000	1.20321E-006

**Fugitive Dust Mitigation**

Yes/No Mitigation Measure Mitigation Input Mitigation Input Mitigation Input

Yes	Soil Stabilizer for unpaved Roads	PM10 Reduction	10.00	PM2.5 Reduction	10.00		
Yes	Replace Ground Cover of Area Disturbed	PM10 Reduction	5.00	PM2.5 Reduction	5.00		
Yes	Water Exposed Area	PM10 Reduction	55.00	PM2.5 Reduction	55.00	Frequency (per day)	2.00
Yes	Unpaved Road Mitigation	Moisture Content %	12.00	Vehicle Speed (mph)	15.00		

Yes	Clean Paved Road	% PM Reduction	0.00			
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Phase	Source	Unmitigated		Mitigated		Percent Reduction	
		PM10	PM2.5	PM10	PM2.5	PM10	PM2.5
Phase 1 - Site clearing and demolition	Fugitive Dust	0.02	0.00	0.01	0.00	0.57	0.57
Phase 1 - Site clearing and demolition	Roads	0.02	0.01	0.02	0.01	0.00	0.00
Phase 2 - Shoring, Excavation and Dewatering	Fugitive Dust	0.80	0.44	0.34	0.19	0.57	0.57
Phase 2 - Shoring, Excavation and Dewatering	Roads	0.07	0.02	0.07	0.02	0.00	0.00
Phase 3 - Foundation Tie-Down and Mat Foundation Insertion	Fugitive Dust	0.00	0.00	0.00	0.00	0.00	0.00
Phase 3 - Foundation Tie-Down and Mat Foundation Insertion	Roads	0.05	0.01	0.05	0.01	0.00	0.00
Phase 4 - Concrete Superstructure	Fugitive Dust	0.00	0.00	0.00	0.00	0.00	0.00
Phase 4 - Concrete Superstructure	Roads	0.05	0.01	0.05	0.01	0.00	0.00
Phase 5 - Exterior Skin/Interior Build-Out/ Site Work	Fugitive Dust	0.00	0.00	0.00	0.00	0.00	0.00
Phase 5 - Exterior Skin/Interior Build-Out/ Site Work	Roads	0.02	0.01	0.02	0.01	0.00	0.00

**Operational Percent Reduction Summary**

Category	ROG	NOx	CO	SO2	Exhaust PM10	Exhaust PM2.5	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Percent Reduction												
Architectural Coating	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
Consumer Products	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
Electricity	0.00	0.00	0.00	0.00	0.00	0.00	0.00	25.00	25.00	25.00	24.93	25.00
Hearth	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
Landscaping	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
Mobile	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
Natural Gas	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
Water Indoor	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
Water Outdoor	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00

**Operational Mobile Mitigation**

Project Setting:

Mitigation	Category	Measure	% Reduction	Input Value 1	Input Value 2	Input Value
No	Land Use	Increase Density	0.00			
No	Land Use	Increase Diversity	0.08	0.29		
No	Land Use	Improve Walkability Design	0.00			
No	Land Use	Improve Destination Accessibility	0.00			
No	Land Use	Increase Transit Accessibility	0.25			
No	Land Use	Integrate Below Market Rate Housing	0.00			
	Land Use	Land Use SubTotal	0.00			



No	Neighborhood Enhancements	Improve Pedestrian Network			
No	Neighborhood Enhancements	Provide Traffic Calming Measures			
No	Neighborhood Enhancements	Implement NEV Network	0.00		
	Neighborhood Enhancements	Neighborhood Enhancements Subtotal	0.00		
No	Parking Policy Pricing	Limit Parking Supply	0.00		
No	Parking Policy Pricing	Unbundle Parking Costs	0.00		
No	Parking Policy Pricing	On-street Market Pricing	0.00		
	Parking Policy Pricing	Parking Policy Pricing Subtotal	0.00		
No	Transit Improvements	Provide BRT System	0.00		
No	Transit Improvements	Expand Transit Network	0.00		
No	Transit Improvements	Increase Transit Frequency	0.00		
	Transit Improvements	Transit Improvements Subtotal	0.00		
		Land Use and Site Enhancement Subtotal	0.00		
No	Commute	Implement Trip Reduction Program			
No	Commute	Transit Subsidy			
No	Commute	Implement Employee Parking "Cash Out"			
No	Commute	Workplace Parking Charge			
No	Commute	Encourage Telecommuting and Alternative Work Schedules	0.00		
No	Commute	Market Commute Trip Reduction Option	0.00		
No	Commute	Employee Vanpool/Shuttle	0.00		2.00
No	Commute	Provide Ride Sharing Program			
	Commute	Commute Subtotal	0.00		

No	School Trip	Implement School Bus Program	0.00		
		Total VMT Reduction	0.00		

### Area Mitigation

Measure Implemented	Mitigation Measure	Input Value
No	Only Natural Gas Hearth	
No	No Hearth	
No	Use Low VOC Cleaning Supplies	
Yes	Use Low VOC Paint (Residential Interior)	50.00
Yes	Use Low VOC Paint (Residential Exterior)	50.00
Yes	Use Low VOC Paint (Non-residential Interior)	50.00
Yes	Use Low VOC Paint (Non-residential Exterior)	50.00
Yes	Use Low VOC Paint (Parking)	50.00
No	% Electric Lawnmower	0.00
No	% Electric Leafblower	0.00
No	% Electric Chainsaw	0.00

### Energy Mitigation Measures

Measure Implemented	Mitigation Measure	Input Value 1	Input Value 2
No	Exceed Title 24	0.00	
No	Install High Efficiency Lighting	0.00	
Yes	On-site Renewable	0.00	25.00

Appliance Type	Land Use Subtype	% Improvement
ClothWasher		30.00
DishWasher		15.00
Fan		50.00
Refrigerator		15.00

**Water Mitigation Measures**

Measure Implemented	Mitigation Measure	Input Value 1	Input Value 2
No	Apply Water Conservation on Strategy		
No	Use Reclaimed Water		
No	Use Grey Water		
No	Install low-flow bathroom faucet	32.00	
No	Install low-flow Kitchen faucet	18.00	
No	Install low-flow Toilet	20.00	
No	Install low-flow Shower	20.00	
No	Turf Reduction		
No	Use Water Efficient Irrigation Systems	6.10	
No	Water Efficient Landscape		

**Solid Waste Mitigation**

Mitigation Measures	Input Value
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Institute Recycling and Composting Services Percent Reduction in Waste Disposed	
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