APPENDIX C

Air Quality and Greenhouse Gas Technical Appendix

670 Mesquit Project

Draft EIR

Air Quality and Greenhouse Gas Technical Appendix

April 2021

1. Modeling Assumptions
2. Air Quality and Greenhouse Gas Emissions Methodology
3. Air Quality Worksheets
4. Greenhouse Gas (GHG) Worksheets
5. Existing Site Data

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1. Modeling Assumptions

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Draft Environmental Impact Report
Air Quality and Greenhouse Gas Assessment

CalEEMod Land Use Inputs

Land Use	CalEEMod Land Use Type	Units [d]				Res. Pop		
Existing								
Warehousing	Warehousing	205.4	ksf	205,393	sf	-	1.738	trip/ksf
Proposed Project								
Creative Office	General Office Building	944.055	ksf	944,055	sf			
Quality Restaurant [a]	Quality Restaurant	73.646	ksf	73,646	sf			
High Turnover Restaurant	High Turnover Restaurant	44.788	ksf	44,788	sf			
Hotel	Hotel	236	rooms					
Residential [b]	High-rise Apartment	308	DU			749		
Studio/Event Gallery	Recreational Community Center	93.617	ksf					
Gym	Health/Fitness	62.148		62,150	sf			
Grocery	Supermarket	28.054	ksf	28,060	sf			
General Retail	Shopping Center	79.240	ksf	79,240	sf			
Deck [c]	User Defined Recreational	3.03	acres					
Farmers Market/Group Exercise/Busking	User Defined Retail	800	persons					
Parking		2,000	spaces					
Bicycle		930	spaces					
Total Lot Area (acres)		5.45	acres	237,714	sf			

Notes:

a. Square Footage includes Food Hall
b. Includes 50 units of affordable housing
c. Includes trips from group exercise and busking - deck activities

Square footage values may be rounded up to provide a conservative analysis.

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Heavy-Duty Truck Assumpsions

Phase	Start Date	Finish	Const Days
Demolition/Site Prep	1/6/2020	2/28/2020	47
Grading/Excavation	2/17/2020	2/2/2021	302
Drainage Utilities/Trenching	1/21/2020	3/30/2020	60
Foundation/Concrete Pour & Parking Garage	11/12/2020	9/3/2021	254
Building Construction**	5/4/2021	5/6/2025	1255
Paving	7/11/2023	9/30/2023	71
Architectural coatings	3/18/2022	2/19/2025	917

Sequential Phases	Dates	Work Days
Site Preparation/Demolition	1/6/2020-1/20/2020	13
Site Preparation/Demolition and Drainage/Utilities/Trenching	1/21/2020-2/15/2020	23
Site Preparation/Demolition, Drainage/Utilities/Trenching and Grading/Excavation	1/1/2023-2/28/2020	11
Drainage/Utilities/Trenching and Grading/Excavation	2/29/2020-3/30/2020	26
Grading/Excavation	3/31/2020-11/11/2020	194
Grading/Excavation and Foundation/Garage 2020	11/12/2020-12/31/2020	43
Grading/Excavation and Foundation/Garage 2021	1/1/2021-2/2/2021	28
Foundation/Garage 2021	2/3/2021-5/3/2021	77
Foundation/Garage 2021 & Building Construction 2021	5/4/2021-9/3/2021	106
Building Construction 2021	9/4/2021-12/31/2021	102
Building Construction 2022	1/1/2022-3/17/2022	65
Building Construction 2022 and Architectural Coating	3/18/2022-12/31/2022	248
Building Construction 2023 and Architectural Coating	1/1/2023-7/10/2023	163
Building Construction, Architectural Coating, and Paving	7/11-2023-9/30/2023	71
Building Construction 2023 and Architectural Coating	10/1/2023-12/31-2023	78
Building Construction 2024 and Architectural Coating	1/1/2024-12/31/2024	314
Building Construction 2025 and Architectural Coating	1/1/2025-2/19/2025	43
Building Construction 2025	2/20/2025-5/6/2025	65
		1,670

Haul Trucks Phase	LDA/LDT Visitors/Management Daily	MHDT/HHDT Vendor/Delivery Max Daily	HDDT (T7) Max Daily Concrete/Haul	Max Daily Total Trips (All Vehicles)
2020 - Demolition/Site Preparation	10	**21**	**60**	91
2020 - Drainage/Utilities Trenching	10	**17**	**0**	27
2020 - Grading/Excavation	10	**24**	**250**	284
2021 - Grading/Excavation	10	**24**	**250**	284
Foundation/Parking Garage - 2020[1]	24	**28**	**868**	920
Foundation/Parking Garage - 2021[1]	24	**35**	**707**	766
Building - 2021 [1]	24	**24**	**182**	230
Building - 2022[1]	24	**26**	**130**	180
Building - 2023[1]	24	**23**	**106**	153
Building - 2024[1]	24	**22**	**69**	115
Building - 2025[1] (Finishing)	26	**19**	**0**	45
2022 - Architectural Coating [3]	0	**10**	**0**	10
2023 - Architectural Coating [3]	0	**10**	**0**	10
2024 - Architectural Coating [3]	0	**10**	**0**	10
2025 - Architectural Coating [3]	0	**10**	**0**	10
2023 - Paving[3]	0	-	**50**	50

Notes:

1. Max daily concrete trips and associated daily delivery trips from detailed truck data from 670 Mesquit_Truck_Count_Equipment_List

2. Contingency Trips added to Architectural Coating & Final Building Phase due to fact that most of the structural concrete phase for all buildings is in 2021 and 2022. Therefore, additional contingency trips would span 2023-2025 and coincide with architectural coating Max daily trips for contingencies were estimated by mutliplying average daily trip by 1.8

3. Visitor and Vendor Trips for Architectural Coating and Paving are included in Building phases

Total Haul Trucks by Phase and Year	Phase Days	Visitor Management (LDA/LDT) Trips	Vendor Delivery/Trade (MHDT/HHDA) Trips	Haul and Concrete (HDDT/T7) Trips
2020				
Demolition/Site Preparation	13	130	221	743
Demolition/Site Preparation+Drainage/Utilities/Trenching	23	230	391	1,314
Demolition/Site Preparation + Drainage/Utilities/Trenching +Grading/Excavation	11	110	187	2,152
Drainage/Utilities/Trenching + Grading/Excavation	26	260	442	3,601
Grading/Excavation [1]	194	1,940	3298	26,870
Grading/Excavation + Foundation/Parking Garage - 2020	43	1,032	1149	7,329
2021				
Foundation/Parking Garage - 2021	105	2520	3782	4,383
Foundation/Parking Garage + Building Construction 2021	106	2544	2451	6,635
Building Construction - 2021	102	2448	2358	2,127
2022 -Building Construction	313	7512	8875	8,010
2023 -Building Construction[3]	312	7488	8357	3,124
2024 -Building Construction[3]	314	7536	8218	1,104
2025 - Building Construction [4]	108	2808	2568	-
2023-2025 Architectural Coating [3,4]	917	0	0.00	-
2023 - Paving[5]	71	-	0.00	3,550
		36,558	42,296	70,941
Total Days with Vendor & Visitor Trips	1670			

Notes:

1. Grading and Excavation trips are only for time period where no construction is occuring
2. Building Construction Trips are for only after Parking Garage has been finished
3. Trips associated with building finishing activities occuring while structural concrete work is performed in 2023 and 2024 are conservatively included in building construction phases phases. Trips associated with vendors and visitors during finishing (after all structural concrete work is complete) is included in Building Construction for 2025. The last structural concrete work is scheduled for December 2024.
4. Building Finishing is assumed to occur in 2025.
5. Trips associated with delivery of asphalt are included in bulk hauling

Total Haul Trucks by Phase and Year	Days Non-Overlapping Phase Days	Visitor Management Trips Per Day	Vendor (Delivery/ Trade) Per Day	Annual Visitor/Management LDA/LDT	Annual Delivery/Trade MHDT/HHDT
2020					
Demolition/Site Preparation	13	10	17	130	221
Demolition/Site Preparation+Drainage/Utilities/Trenching	23	10	17	230	391
Demolition/Site Preparation + Drainage/Utilities/Trenching +Grading/Excavation	11	10	17	110	187
Drainage/Utilities/Trenching **+ Grading/Excavation**	26	10	17	260	442
Grading/Excavation [1]	194	10	17	1,940	3,298
Grading/Excavation + **Foundation/Parking Garage - 2020**	43	24	21	1,032	903
2021					
Foundation/Parking Garage - 2021	105	24	21	2,520	2,205
Foundation/Parking Garage **+ Building Construction 2021**	106	24	21	2,544	2,226
Building Construction - 2021	102	24	21	2,448	2,142
2022 -Building Construction	313	24	21	7,512	6,573
2023 -Building Construction[3]	312	24	21	7,488	6,552
2024 -Building Construction[3]	314	24	21	7,536	6,594
2025 - Building Construction [4]	108	26	19	2,808	2,052
2023-2025 Architectural Coating [3,4]	917	-	-		
2023 - Paving[5]	71	-	0		
				36,558	33,786
Total Days with Vendor & Visitor Trips	1670			**+ 8510 Type V,V,IX**	from Annual Truck Count Tab
				42,296	MHDT/HHDT Vendor Trucks

Notes:

1. Grading and Excavation trips are only for time period where no construction is occuring
2. Building Construction Trips are for only after Parking Garage has been finished
3. Trips associated with building finishing activities occuring while structural concrete work is performed in 2023 and 2024 are conservatively included in building construction phases phases. Trips associated with vendors and visitors during finishing (after all structural concrete work is complete) is included in Building Construction for 2025. The last structural concrete work is scheduled for December 2024.
4. Building Finishing is assumed to occur in 2025.
5. Trips associated with delivery of asphalt are included in bulk hauling

Total Haul Trucks by Phase and Year	Days	Total Trucks-Haul Bulk Material (demo-debris excavation-soil paving - asphalt)	Delivery (Type V,VI,XI) ** included as vendor	Total Concrete Trucks	
Demolition/Site Prep	47	2,685	0	-	
Drainage/Utilities/Trenching	60	0	0	0	
Grading/Excavation	302	37,951	0		
Foundation/Parking Garage - 2020 [1]	43	0	246	1,373	
Foundation/Parking Garage - 2021[1]	211		1,577	8,807	
Building - 2021[1]	208	0	441	4,337	
Building - 2022[1]	313	0	807	8,010	
Building - 2023[1]	312	0	315	3,124	
Building - 2024[1]	314	0	124	1,104	
Building - 2025[1]	108		-		
Architectural Coating - 2022-2025 [2]	917		5,000		
Paving[3]	71	3,550	0	-	
		44,186	8,510	26,755	70,941
			Added to Vendor Type III and IV repetitive		Concrete + Haul

Notes:

1. Concrete quantities and truck loads from detailed truck data from 670 Mesquit_Truck_Count_Equipment_List
2. Contingency Trips added to Architectural Coating & Final Building Phase due to fact that most of the structural concrete phase for all buildings is in 2021 and 2022. Therefore, additional contingency trips would span 2023-2025 time period.
3. Asphalt amounts and truck loads developed from daily asphalt requirments of 50 trucks per day

4. These counts also do not include the tenant improvement trip estimates on the 670 Mesquit_Truck_Count_Equipment List

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Construction Trip Assumptions

Construction Phase	Daily One-Way Trips	Haul Days per Phase (days)	Work Hours per Day (hours/day)	One-Way Trip Distance per Day (miles)	Idling per Day (minutes)
Demolition/Site Prep	2020				
Total Haul Trips	5370				
Hauling	115	47	8	25	15
Vendor	34	47	8	6.9	15
Worker	94	47	8	14.7	0
Total					
Drainage/Utilities/Trenching	2020				
Total Haul Trips	0				
Hauling	0	60	8	25	15
Vendor	0	60	8	6.9	15
Worker	58	60	8	14.7	0
Total					
Grading/Excavation	2020				
Total Haul Trips	68864				
Hauling	252	274	8	21	15
Vendor	34	274	8	6.9	15
Worker	140	274	8	14.7	0
Total					
Grading/Excavation	2021				
Total Haul Trips	7038				
Hauling	252	28	8	21	15
Vendor	0	28	8	6.9	15
Worker	120	28	8	14.7	0
Total					
Foundation/Concrete Pours	2020				
Total Haul Trips	2816				
Hauling	896	43	8	6.9	15
Vendor	54	43	8	6.9	15
Worker	264	43	8	14.7	0
Total					
Foundation/Concretes Pours	2021				
Total Haul Trips	17544				
Hauling	742	211	8	6.9	15
Vendor	57	211	8	6.9	15
Worker	264	211	8	14.7	0
Total					
Building Construction	2021				
Total Haul Trips	9184				
Hauling	45	208	8	6.9	15
Vendor	47	208	8	6.9	15
Worker	1742	208	8	14.7	0
Total					
Building Construction	2022				
Total Haul Trips	15834				
Hauling	51	313	8	6.9	15
Vendor	48	313	8	6.9	15
Worker	1742	313	8	14.7	0
Total					
Building Construction	2023				
Total Haul Trips	5800				
Hauling	19	312	8	6.9	15
Vendor	45	312	8	6.9	15
Worker	1742	312	8	14.7	0

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Construction Trip Assumptions

Construction Phase	Daily One-Way Trips	Haul Days per Phase (days)	Work Hours per Day (hours/day)	One-Way Trip Distance per Day (miles)	Idling per Day (minutes)
Total					
Building Construction	2024				
Total Haul Trips	2332				
Hauling	8	314	8	6.9	15
Vendor	43	314	8	6.9	15
Worker	1742	314	8	14.7	0
Total					
Building Construction	2025				
Total Haul Trips	0				
Hauling	0	108	8	6.9	15
Vendor	38	108	8	6.9	15
Worker	1746	108	8	14.7	0
Total					
Architectural Coating	2022				
Total Haul Trips	0				
Hauling	0	248	8	6.9	15
Vendor	11	248	8	6.9	15
Worker	36	248	8	14.7	0
Total					
Architectural Coating	2023				
Total Haul Trips	0				
Hauling	0	312	8	6.9	15
Vendor	11	312	8	6.9	15
Worker	36	312	8	14.7	0
Total					
Architectural Coating	2024				
Total Haul Trips	0				
Hauling	0	314	8	6.9	15
Vendor	11	314	8	6.9	15
Worker	36	314	8	14.7	0
Total					
Architectural Coating	2025				
Total Haul Trips	0				
Hauling	0	43	8	6.9	15
Vendor	11	43	8	6.9	15
Worker	36	43	8	14.7	0
Total					
Paving	2023				
Total Haul Trips	7100				
Hauling	100	71	8	20	15
Vendor	0	71	8	6.9	15
Worker	58	71	8	14.7	0
Total					

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2. Air Quality and GHG Methodology

1. Introduction

ESA conducted a comprehensive greenhouse gas (GHG) and criteria air pollutant emissions analysis and report for the 670 Mesquit Project (Project). Emissions associated with construction and operation of the Project were quantified. This technical report describes the methodology used to estimate criteria pollutant and GHG emissions from existing uses and the Project. Methodology for emissions reductions from project design features (PDFs) and mitigation measures are also described herein.

2. Air Pollutant and GHG Emissions Methodology

This section describes the methodology used to calculate emissions resulting from Project construction and operational activities and to evaluate air quality and greenhouse gas impacts. Construction activities would generate emissions from equipment usage, truck hauling and area source emissions. Long-term operational activities would generate emissions through vehicle trips, energy usage, and area source emissions. The methodologies described below were applied similarly to Project Option 1 (without deck) and Project Option 2 (with deck).

a) Emission Inventories

(1) Construction

Project construction activities that would have the potential to create regional air quality impacts include vehicle trips generated by construction workers, vendor trucks, and haul trucks traveling to and from the Project Site and building activities such as the application of paint and other surface coatings. The Project's daily regional criteria pollutant emissions during construction have been estimated by assuming a conservative scenario for construction activities (i.e., assuming all construction occurs at the earliest feasible date) and applying the mobile source and fugitive dust emissions factors. The emissions have been estimated using the California Emissions Estimator Model (CalEEMod) software, an emissions inventory software program recommended by the South Coast Air Quality Management District (SCAQMD), and the California Air Resources Board on-road vehicle Emissions Factor (EMFAC) model. The input values used in this analysis were adjusted to be Project-specific based on equipment types and the construction schedule. Heavy-duty off-road equipment that would be used during construction of the Project were provided by the Applicant's contractor representative. Haul truck trip estimates were based on excavation volumes were provided by the Applicant's contractor representative and include 10 cubic yard capacity haul trucks during the demolition/site preparation

phase for demolition debris and 14 cubic yard capacity haul trucks during the grading/excavation phase for excavated soil. Concrete truck trip estimates were provided by the Applicant's contractor representative based on mat foundation and building concrete volumes required for the Project and 8.5 cubic yard concrete capacity trucks. Vendor supply and material supply truck trip and worker and visitor trip estimates were also provided by the Applicant's contractor representative based on the maximum expected number of supply and material trucks and the maximum number of workers and visitors traveling to the site during all phases of Project construction.

(a) Emissions from Construction Equipment

(i) Criteria Pollutants

Emissions of volatile organic compounds (VOCs), nitrogen oxides (NO_X), carbon monoxide (CO), sulfur oxides (SO_X), and respirable and fine particulate matter (PM10 and PM2.5) would result from the use of construction equipment such as bulldozers, wheeled loaders, and cranes. Construction emissions can vary substantially from day to day, depending on the level of activity, the specific type of operation and, for dust, the prevailing weather conditions. The assessment of construction air quality impacts considers each of these potential sources.

Truck and construction equipment emissions will vary with engine model years in which newer equipment will emit fewer pollutants. As a conservative assumption, the CalEEMod model uses an emission rate for equipment and trucks which represents an average model year for available equipment within the basin. CalEEMod calculates the exhaust emissions based on CARB OFFROAD methodology using the equation presented below.

Construction Off-Road Equipment:

$$Emissions_{Diesel}\,[g] = \sum_i (EF_i \times Pop_i \times AvgHP_i \times Load_i \times Activity_i$$

Where:

EF_i	=	Emission factor from OFFROAD [g/bhp-hr]
Pop_i	=	Population [quantity of same equipment type]
$AvgHP_i$	=	Maximum rated average horsepower [hp]
$Load_i$	=	Load Factor [dimensionless]
$Activity_i$	=	Hours of operation [hours]
i	=	Equipment Type

The CalEEMod software provides options for specifying equipment, horsepower ratings, load factors, and operational hours per day. Construction equipment lists for each phase of construction activity were provided by the Applicant's contractor representative. Equipment operational hours were increased for the majority of the heavy-duty off-road

equipment from CalEEMod default values, which are typically 8 hours or less, to up to 10 hours per day to conservatively estimate the Project's maximum daily emissions.

CalEEMod incorporates methodologies to quantify construction-related fugitive dust emission, which are based on methodologies from the United States Environmental Protection Agency (USEPA) Compilation of Air Pollutant Emission Factors, AP-42. Fugitive dust emissions from construction equipment were estimated within CalEEMod.

The amount of construction equipment used and the duration of construction activity could have a substantial effect upon the amount of construction emissions, concentrations and the resulting impacts occurring at any one time. As such, the emission forecasts provided reflect a specific set of conservative assumptions based on the expected construction scenario wherein a relatively large amount of construction is occurring in a relatively intensive manner.

(ii) GHG Emissions

Construction of the Project would result in one-time GHG emissions of carbon dioxide (CO_2) and smaller amounts of methane (CH_4) and nitrous oxide (N_2O) from construction equipment. Construction emissions are forecasted by assuming a conservative estimate of construction activities (i.e., assuming all construction occurs at the earliest feasible date) and applying the off-road emissions factors using CalEEMod. The output values used in this analysis are adjusted to be Project-specific based on equipment types and the construction schedule. These values were then applied to the same construction equipment and phasing assumptions used in the criteria pollutant analysis to generate GHG emissions values for each construction year. Construction GHG emissions are generally calculated in CalEEMod as follows:

<u>Construction Off-Road Equipment:</u>

$$Emissions_{Diesel}\ [MTCO_2e] = (\sum_i (EF_i \times Pop_i \times AvgHP_i \times Load_i \times Activity_i) \div 10^6$$

Where:

$MTCO_2e$	=	Metric tons of carbon dioxide equivalents
EF_i	=	Emission factor from OFFROAD [g/bhp-hr]
Pop_i	=	Population [quantity of same equipment type]
$AvgHP_i$	=	Maximum rated average horsepower [hp]
$Load_i$	=	Load Factor [dimensionless]
$Activity_i$	=	Hours of operation [hours]
10^6	=	Conversion factor [g/MT]
i	=	Equipment Type

The CalEEMod software provides options for specifying equipment, horsepower ratings, load factors, and operational hours per day. Construction equipment lists for each phase of construction activity were provided by the Applicant's contractor representative. Equipment operational hours were increased for the majority of the heavy-duty off-road equipment from CalEEMod default values, which are typically 8 hours or less, to up to 10 hours per day to conservatively estimate the Project's maximum emissions.

(b) Emissions from On-Road Trips

(i) Criteria Pollutants

Construction activities would generate on-road vehicle exhaust emissions of VOCs, NO_X, CO, SO_X, PM10 and PM2.5, evaporative emissions of VOCs, and fugitive dust emissions of PM10 and PM2.5 from personal vehicles for worker and visitor commuting and from trucks for demolition debris hauling, soil hauling, and supplies/material transport. These emissions are based on the number of trips and vehicle miles traveled (VMT) along with emission factors from EMFAC2017.

Vehicle running emission factors for exhaust criteria pollutants and PM10 and PM2.5 emissions from tire wear, brake wear, and entrained road dust were obtained from EMFAC2017 on a per VMT basis for each respective vehicle class from the Project's construction year and adjusted for unit conversions to derive emission factors in units of grams per VMT. The emissions from mobile sources were then calculated based on the trip rates, trip lengths, and the EMFAC2017 running emission factors as follows:

Construction On-Road Trips:

$Emissions_{pollutant} = VMT * EF_{running,pollutant}$

Where:

$Emissions_{pollutant}$	=	emissions from vehicle running for each pollutant [g]
VMT	=	vehicle miles traveled [miles]
$EF_{running,pollutant}$	=	emission factor for running emissions [g/mile]

(ii) GHG Emissions

Construction of the Project would generate GHG emissions of CO_2 and lesser amounts of CH_4 and N_2O from haul trucks and worker vehicles. The emissions are estimated using the emission factors generated from the EMFAC2017 model, similar to the criteria pollutant analysis. The emissions from mobile sources were then calculated based on the trip rates, trip lengths, and the EMFAC2017 running emission factors as follows.

Construction On-Road Trips:

$Emissions_{pollutant}$ [$MTCO_2e$] = ($VMT \times EF_{running,pollutant}$) ÷ 10^6

Where:

VMT	=	vehicle miles traveled [miles]
$EF_{running,pollutant}$	=	emission factor for running emissions [g/mile]
10^6	=	Conversion factor [g/MT]

(c) Emissions from Architectural Coating

VOC off-gassing emissions would result from the evaporation of solvents contained in architectural coatings that would be applied on buildings and other painted surfaces during Project construction. The CalEEMod software calculates the VOC evaporative emissions from application of residential and non-residential surface coatings using the following equation:

Construction Architectural Coating Emissions:

$E_{AC} = EF_{AC} \times F * A_{paint}$

Where:

E	=	emissions [lb VOC]
EF	=	emission factor [lb/sqft]
A	=	building surface area [sqft].

The CalEEMod software assumes the total surface area for painting of buildings is equal to 2.7 times the floor square footage for residential and 2 times that for nonresidential building square footage. All of the land use information provided by a metric other than building square footage are converted in CalEEMod to square footage using CalEEMod conversions or user defined equivalence.

F	=	fraction of surface area [%].

With respect to estimating interior and exterior surface coating, the CalEEMod methodology is based on SCAQMD methods used in their coating rules of 75% for the interior surfaces and 25% for the exterior shell.

The emission factor (EF) is based on the VOC content of the surface coatings, as specified in the Project's applicable local air quality management district or air pollution control district rules and is calculated estimated using the equation below:

Construction Surface Coating Emission Factor:

$EF_{AC} = C_{voc} / 454[g/lb] \times 3.785[L/Gal]/180[sqft]$

Where:

EF = emission factor [lb/sqft]

C = VOC content [g/L]. This varies by location and year

The emission factors for coating categories are calculated using the equation above based on default VOC content provided by the air districts or CARB's Statewide limits. For the Project, SCAQMD Rule 1113 regulates the VOC content for architectural coatings and was used in the analysis.

(d) Emissions from Paving

While there is no specific screen associated with asphalt paving emissions, CalEEMod estimates VOC off-gassing emissions associated with asphalt paving of parking lots using the following equation:

Construction Paving Emissions:

$E_{AP} = EF_{AP} \times A_{Parking}$

Where:

E = emissions [lb]

EF = emission factor [lb/acre]. The default factor is 2.62 lb/acre.

A = area of the parking lot [acre]

(e) Concrete Batch Plant Fugitive Dust

The Project may include an on-site concrete batch plant to provide concrete. The emissions analysis conservatively accounts for emissions from both concrete trucks to delivery concrete to the Project Site as well as emissions from a concrete batch plant. Since it not known if the Project would include a concrete batch plant, this approach was used to account for the emissions should the Project use a concrete batch plant and/or obtain concrete from concrete truck deliveries.

Particulate matter emissions associated with concrete batch plant operations were calculated using emission factors outlined in the USEPA's AP-42 emission factor reference document and material requirements based on the max hourly, daily, and annual cubic yards of concrete provided by the Applicant's contractor representative.[1]

[1] United States Environmental Protection Agency, AP-42: Compilation of Air Pollutant Emissions Factors: Volume I: Stationary Point and Area Sources, Fifth Ed., Table 11.12-2, https://www3.epa.gov/ttn/chief/ap42/ch11/final/c11s12.pdf. Accessed July 2020.

The calculation accounts for emissions of different concrete components (aggregate, sand, cement, etc.) and the wind erosion from stockpiling the materials. Stockpile emissions assume an AP-42 90% control efficiency for regular watering or use of dust suppressants as required by SCAQMD Rule 403.

(2) Operation

(a) Existing Site Emissions

Existing operational emissions were estimated primarily using CalEEMod. Mobile source emissions were based on facility provided information on truck and vehicle trips and emission factors from the CARB on-road vehicle emissions factor (EMFAC2017) model. In addition, emissions from transportation refrigeration units (TRUs) used to provide refrigeration for cargo transported by trucks were based on four hours of TRU operation per truck per day and emission factors from the CARB OFFROAD model.

Emissions from on-site natural gas combustion were based on usage data from the California Energy Commission (CEC) *California Commercial End Use Survey* (CEUS), which lists energy demand by building type.[2] Since 1978, the CEC has established building energy efficiency standards, which are updated periodically. The CEUS provides data on a limited statewide basis for different climate zones. Because CalEEMod applies correction factors to account for compliance with recent updates to the Title 24 Building Energy Efficiency Standards, energy demand is adjusted to account for assumed compliance with older Title 24 Building Energy Efficiency Standards, based on available conversion data.[3]

Other sources of emissions from existing uses include equipment used to maintain landscaping, such as lawnmowers and trimmers. The CalEEMod software uses landscaping equipment emission factors from the CARB OFFROAD model and the CARB *Technical Memo: Change in Population and Activity Factors for Lawn and Garden Equipment (6/13/2003)*.[4] The CalEEMod software assumes that landscaping equipment operates for 250 days per year in the Air Basin. Fugitive VOC emissions are based on consumer product usage factors provided by the SCAQMD within CalEEMod and architectural coating emission factors based on SCAQMD Rule 1113. Furnace emissions were based on facility provided information on furnace usage and USEPA natural gas combustion emission factors.[5] GHG emissions from electricity, water and wastewater were estimated based on utility usage information provided by the facility.

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2 California Energy Commission, California Commercial End-Use Survey, http://capabilities.itron.com/CeusWeb/Chart.aspx. Accessed July 2020.

3 California Air Resources Board, CalEEMod User's Guide, Appendix E, Section 5, October 2017. Available: http://www.aqmd.gov/docs/default-source/caleemod/06_appendix-e2016-3-2.pdf?sfvrsn=4. Accessed July 2020. Factors for the prior Title 24 standard are extrapolated based on the technical source documentation.

4 California Air Resources Board, OFFROAD Modeling Change Technical Memo: Change in Population and Activity Factors for Lawn and Garden Equipment, (6/13/2003), http://www.arb.ca.gov/msei/2001_residential_lawn_and_garden_changes_in_eqpt_pop_and_act.pdf. Accessed July 2020.

5 USEPA, AP-42: Compilation of Air Emission Factors, Chapter 1.4, Natural Gas Combustion.

(b) Area Source Emissions

(i) Criteria Pollutants

Area source emissions were calculated using CalEEMod default assumptions for the multi-family residential, hotel, office, retail, and restaurant land uses. Area sources include hearths, consumer product use, architectural coatings, and landscape maintenance equipment. This does not include the emissions associated with natural gas usage in space heating, water heating, and stoves as these are calculated in the building energy use module.

Consumer products are chemically formulated products used by household and institutional consumers, including, but not limited to, detergents; cleaning compounds; polishes; floor finishes; cosmetics; personal care products; home, lawn, and garden products; disinfectants; sanitizers; aerosol paints; and automotive specialty products; but does not include other paint products, furniture coatings, or architectural coatings. SCAQMD did an evaluation of consumer product use compared to the total square footage of buildings using data from CARB consumer product Emission Inventory. To calculate the VOC emissions from consumer product use, the following equation was used in CalEEMod:

Consumer Products:

Emissions = EF × Building Area

Where:

EF = pounds of VOC per building square foot per day

The factor is 2.04 x 10-5 lbs/sqft/day for SCAQMD areas.

Building Area = The total square footage of all buildings including residential square footage.

VOC off-gassing emissions from architectural coatings result from evaporation of solvents such as in paints and primers. The methodology for operations is the same as the construction methodology discussed above.

(ii) GHG Emissions

The emissions of GHGs associated with operational area sources under the Project are calculated using the CalEEMod software. The emissions for landscaping equipment are based on the size of the multi-family residential, hotel, office, retail, and restaurant land uses, the GHG emission factors for fuel combustion, and the GWP values for the GHGs emitted. Annual GHG emissions from landscaping equipment in units of $MTCO_2e$ are generally calculated in CalEEMod as follows:

Landscaping Equipment:

Annual Emissions [$MTCO_2e$] = ($\sum_i$ (Units × EF_{LE} × A_{LE} × GWP)$_i$) ÷ 10^6

Where:

Units	=	Number of land use units (same land use type) [1000 sqft]
EF_{LE}	=	GHG emission factor [grams (g)/1000 sqft/day]
A_{LE}	=	Landscaping equipment operating days per year [day/year]
GWP	=	Global warming potential [CO_2 = 1, CH_4 = 25, N_2O = 298]
10^6	=	Conversion factor [g/MT]
i	=	Summation index

CalEEMod uses landscaping equipment GHG emission factors from the CARB OFFROAD model and the CARB *Technical Memo: Change in Population and Activity Factors for Lawn and Garden Equipment (6/13/2003)*.[6] CalEEMod estimates that landscaping equipment operate for 250 days per year in the South Coast Air Basin.

(c) Energy Emissions (Electricity and Natural Gas)

With regard to energy usage, the consumption of fossil fuels to generate electricity and to provide heating and hot water generates criteria pollutants. Future fuel consumption rates are estimated based on specific square footage of the multi-family residential, hotel, office, retail, and restaurant land uses, as well as predicted water supply needs of the Project. Energy usage (off-site electricity generation and on-site natural gas consumption) for the Project is calculated within CalEEMod using the California Energy Commission (CEC) Commercial End-Use Survey (CEUS) data set.[7] This data set provides energy intensities of different land uses throughout the State and different climate zones. However, since the data from the CEUS is from 2002, the CalEEMod software incorporates correction factors to account for compliance with the Title 24 Building Standards Code.

With regard to energy demand, GHG emissions result from the consumption of fossil fuels to generate electricity and to provide heating and hot water. Emission factors for CO_2 due to electrical generation to serve the electrical demands of the Project were calculated for the project without GHG reduction characteristics, features, and measures and for the Project with GHG reduction characteristics, features, and measures.

Project Without GHG Reduction Characteristics, Features, and Measures scenario represents emissions based on a scenario consistent with CARB's Scoping Plan Statewide NAT forecast for the AB 32 target year of 2020 and continued reductions through 2030, with a project CO_2 of 740.03 lbs/MWh for year 2025, which represents the State's Renewable Portfolio Standard (RPS) law and growth in electricity demand, but

6 California Air Resources Board, OFFROAD Modeling Change Technical Memo: Change in Population and Activity Factors for Lawn and Garden Equipment, June 13, 2003.

7 California Energy Commission, California Commercial End-Use Survey, October 2017.

does not include the project design features and certain VMT reductions from the Project's Transportation Assessment and land use characteristics such as increased destination accessibility and increased transit ability discussed in the CAPCOA guidance on mitigating or reducing GHG emissions from land use development projects as well as reductions resulting from the Quantifying Greenhouse Gas Mitigation Measures (CAPCOA guidance document).[8]

Project With GHG Reduction Characteristics, Features, and Measures (Project) scenario represents emission factors from the Project in the year 2025 consistent with SB 100, which represents the State's most current Renewable Portfolio Standard (RPS) law and growth in electricity demand with an emission factor of 626.48 lbs/MWh for year 2025 scaled proportionately based on the future year renewable energy targets of 44 percent by 2024 and at least 52 percent by 2026, and includes all Project design features and VMT reductions from the Project's TA[9] and land use characteristics discussed in the CAPCOA guidance document.[10]

(i) Electricity

(a) Criteria Pollutants

Criteria pollutant emissions are not required to be estimated for electricity.

(b) GHG Emissions

The generation of electricity in California is achieved through the combustion of fossil fuels, primarily natural gas, using steam boilers, internal combustion engines, and combustion turbines. A portion of the electricity in California is imported from outside the State and is derived from the combustion of coal and other non-gaseous fossil fuels. The combustion of fossil fuels to produce electricity results in criteria pollutant emissions. These emissions occur due to the electrical demand of the multi-family residential, hotel, office, retail, and restaurant land uses that will operate on the Project Site. In addition, the existing site generates GHG emissions from lighting electrical demand. The electricity generation occurs off-site; therefore, electricity use results in criteria pollutant emissions that are considered to be indirect.

Since the Project would also be required to meet the Title 24 standards in effect at the time of building permit application, this analysis conservatively applies the 2019 Title 24 Building Standards Code for the 2025 Project buildout scenario (see Appendix C.3 for

8 California Air Pollution Control Officers Association (CAPCOA), Quantifying Greenhouse Gas Mitigation Measures, August 2010, page 162.

9 Fehr & Peers, Transportation Assessment for the 670 Mesquit Project, April 2021. Provided in Appendix M of this Draft EIR.

10 The emission factor of 595 pounds CO_2/MWh is calculated based on LADWP's current electricity emission factor and assumed incremental compliance with SB 100 over time. See Appendix C of this Draft EIR for calculation details.

additional details). The Project would meet or exceed the applicable standards via the implementation of sustainability measures.

The generation of electricity in California is achieved through the combustion of fossil fuels, primarily natural gas, using steam boilers, internal combustion engines, and combustion turbines. A portion of the electricity in California is imported from outside the state and is derived from the combustion of coal and other non-gaseous fossil fuels. The combustion of fossil fuels to produce electricity results in GHG emissions of CO_2 and smaller amounts of CH_4 and N_2O. These emissions occur due to the electrical demand of the multi-family residential, hotel, office, retail, and restaurant land uses that will operate on the Project Site. In addition, the parking structures will generate GHG emissions from lighting electrical demand. The electricity generation occurs off-site; therefore, electricity use results in GHG emissions that are considered to be indirect.

Emissions of GHGs associated with operation of the Project are based on the size of the multi-family residential, hotel, office, retail, and restaurant land uses, the electrical demand factors for the land uses, the GHG emission factors for the electricity utility provider, and the GWP values for the GHGs emitted. This assessment also includes electricity-related GHG emissions from the parking lot, which would include lighting electricity. Annual electricity GHG emissions in units of $MTCO_2e$ are calculated as follows:

Electricity:

$$\text{Annual Emissions } [MTCO_2e] = \left(\sum_i (\text{Units} \times D_E \times EF_E \times GWP)_i \right) \div 2204.62$$

Where:

Units	=	Number of land use units (same type) [DU or 1000 sqft]
D_E	=	Electrical demand factor [megawatt-hour] (MWh)/DU or 1000 sqft/year]
EF_E	=	GHG emission factor [pounds per megawatt-hour (MWh)]
GWP	=	Global warming potential [CO_2 = 1, CH_4 = 25, N_2O = 298]
2204.62	=	Conversion factor [pounds/MT]
i	=	Summation index

(ii) Natural Gas

(a) Criteria Pollutants

Natural gas-related emissions of criteria pollutants associated with operation of the Project are based on the size of the multi-family residential, hotel, office, retail, and restaurant land uses, the natural gas demand factors for the land uses. Natural gas

demand is based on data from the CEUS, which lists energy demand by building type.[11] However, since the data from the CEUS is from 2002, correction factors were incorporated to account for compliance with the 2019 Title 24 Building Standards Code (see Appendix C.3 for additional details). Natural gas criteria pollutant emissions are calculated as follows:

Natural Gas:

Annual Emissions [$MTCO_2e$] = ($\sum_i$ (Units × D_{NG} × EF_{NG})$_i$)

Where:

Units	=	Number of land use units (same type) [DU or 1000 sqft]
D_{NG}	=	Natural gas combustion factor [MMBtu/DU or 1000 sqft/year]
EF_{NG}	=	GHG emission factor [pounds/MMBtu]

(b) GHG Emissions

Natural gas-related emissions of GHGs associated with operation of the Project are based on the size of the multi-family residential, hotel, office, retail, and restaurant land uses, the natural gas demand factors for the land uses, the GHG emission factors for the natural gas combustion, and the GWP values for the GHGs emitted. Annual natural gas GHG emissions in units of $MTCO_2e$ are calculated as follows:

Natural Gas:

Annual Emissions [$MTCO_2e$] = ($\sum_i$ (Units × D_{NG} × EF_{NG} × GWP)$_i$) ÷ 2204.62

Where:

Units	=	Number of land use units (same type) [DU or 1000 sqft]
D_{NG}	=	Natural gas combustion factor [MMBtu/DU or 1000 sqft/year]
EF_{NG}	=	GHG emission factor [pounds/MMBtu]
GWP	=	Global warming potential [CO_2 = 1, CH_4 = 25, N_2O = 298]
2204.62	=	Conversion factor [pounds/MT]
i	=	Summation index

Natural gas demand is based on data from the CEUS, which lists energy demand by building type.[12] However, since the data from the CEUS is from 2002, correction factors are applied to account for compliance with the updated 2019 Title 24 Building Standards

[11] California Energy Commission, California Commercial End-Use Survey, http://capabilities.itron.com/CeusWeb/Chart.aspx. Accessed December 2018.

[12] California Energy Commission, California Commercial End-Use Survey, http://capabilities.itron.com/CeusWeb/ChartsSF/Default2.aspx. Accessed January 2018.

Code (see Appendix C.3 for additional details). The combustion of natural gas results in relatively equal amounts of GHG emissions per unit of gas combusted in the state. Emission factors for GHGs due to natural gas combustion to serve the heating and cooking demands of the Project were obtained from the CalEEMod software, which provides statewide emission factors.[13] The emissions of GHGs due to natural gas demand would be relatively steady for the years assessed.

The combustion of natural gas results in relatively equal amounts of GHG emissions per unit of gas combusted in the state. Emission factors for GHGs due to natural gas combustion to serve the heating and cooking demands of the Project were obtained from the CalEEMod software, which provides Statewide emission factors.[14] The emissions of GHGs due to natural gas demand would be relatively steady for the years assessed.

(d) Mobile Source Emissions

(i) Mobile Source Emission Factors

(a) Criteria Pollutants

CARB's most recent on-road emissions factor model, EMFAC2017, was used to generate emissions factors for operational mobile sources. The model was run in the emissions mode (also referred to as the "Burden" mode) and used to generate South Coast Air Basin-specific vehicle fleet emission factors in units of grams or metric tons per mile, which is the same methodology that was used by CalEEMod to generate emission factors using the EMFAC2017 model. These emission factors are then applied to the daily VMT to obtain daily mobile source emissions.

Modeling for the Project was conducted using the vehicle fleet mix for Los Angeles County as provided in EMFAC2017. Mobile source emissions are generally calculated as follows:

Mobile Source:

$$\text{Emissions} = \left(\sum i \, (\text{VMT} \times \text{EF})i \right)$$

Where: VMT = Vehicle miles traveled

EF = EMFAC Fleet emissions factor [pounds per mile]

i = Summation index

The estimated vehicle trips and maximum daily VMT were provided for the Project uses in the Project's Vehicle Miles Traveled Memorandum where the VMT analysis used the

[13] California Air Pollution Control Officers Association, California Emissions Estimator Model, http://www.caleemod.com/. Accessed July 2020.

[14] California Air Pollution Control Officers Association, California Emissions Estimator Model, http://www.caleemod.com/. Accessed July 2020.

City's draft VMT analysis procedures and draft LA VMT Calculator.[15] The VMT Calculator is based on Institute of Transportation Engineers (ITE) trip generation rates, but then implements USEPA mixed-use and utilizes socioeconomic, transit, and trip length data from the Los Angeles citywide travel demand model that is calibrated to Los Angeles conditions in order to adjust the trips for internalization, transit, and walkability.[16] The EMFAC2017 model was run in the emissions mode (also referred to as the "Burden" mode) and used to generate Air Basin-specific vehicle fleet emission factors in units of grams or metric tons per mile. These emission factors were then applied to the daily VMT to obtain daily mobile source emissions.

Emissions from motor vehicles are dependent on model years and the specific types of vehicles that are used to travel to and from the Project Site. The emissions were calculated using a representative motor vehicle fleet mix for the Air Basin for the opening year of the Project. As discussed above, all vehicle types would visit the Project Site; therefore, the use of the motor vehicle fleet mix for the Air Basin is an appropriate modeling parameter.

(b) GHG Emissions

Operational mobile source GHG emissions associated with the Project were calculated using the estimated VMT from the Transportation Assessment prepared by Fehr & Peers.[17] Emission factors were obtained from EMFAC2017, which was run in the emissions mode (also referred to as the "Burden" mode) and used to generate Air Basin-specific vehicle fleet emission factors in units of grams or metric tons per mile. Mobile source emissions are the product of the estimated VMT and the EMFAC2017 emission factors.

Similar to criteria pollutant analysis, the estimated vehicle trips and maximum daily VMT were provided for the Project uses in the Project's Transportation Assessment using the the City's VMT analysis procedures and LA VMT Calculator.[18] The Project's annual VMT is based on annualizing the VMT based on the provided daily VMT for Project as provided for Option 1 and Option 2 of the Project.[19] The supplemental annual VMT calculations are provided in Appendix C of this Draft EIR.

The estimated VMT from the Transportation Assessment prepared by Fehr & Peers takes into account trip distance reductions due to the Project's characteristics, including internal capture from co-locating commercial and residential uses on the Project Site, residential and job densities, neighborhood and site walkability and connectivity, and proximity to public transit and job centers.

15 Fehr & Peers, Transportation Assessment for the 670 Mesquit Project, April 2021.
16 Fehr & Peers, Transportation Assessment for the 670 Mesquit Project, April 2021.
17 Fehr & Peers, Transportation Assessment for the 670 Mesquit Project, April 2021.
18 Fehr & Peers, Transportation Assessment for the 670 Mesquit Project, April 2021.
19 Fehr & Peers, Transportation Assessment for the 670 Mesquit Project, April 2021.

Emissions of GHGs associated with mobile sources from operation of the Project are based on the estimated annual VMT the GHG emission factors for the mobile sources from EMFAC2017, and the GWP values for the GHGs emitted. The types of vehicles that would visit the site include all vehicle types including automobiles, light-duty trucks, delivery trucks, and waste haul trucks. Modeling for the Project was conducted using the vehicle fleet mix for the South Coast Air Basin as provided in EMFAC2017. Annual mobile source GHG emissions in units of $MTCO_2e$ are generally calculated as follows:

Mobile:

Annual Emissions [$MTCO_2e$] = ($\sum_i$ (VMT × EF × GWP)$_i$) ÷ 2204.62

Where:

VMT	=	Annual vehicle miles traveled
EF	=	GHG emission factor [pounds per mile]
GWP	=	Global warming potential [CO_2 = 1, CH_4 = 25, N_2O = 298]
2204.62	=	Conversion factor [pounds/MT]
i	=	Summation index

Emissions of GHGs from motor vehicles are dependent on model years and the specific types of vehicles that are used to travel to and from the Project Site. The emissions were calculated using a representative motor vehicle fleet mix for the South Coast Air Basin for the opening year of the Project. As discussed above, all vehicle types would visit the Project Site; therefore, the use of the motor vehicle fleet mix for the South Coast Air Basin is an appropriate modeling parameter. The CO_2 and CH_4 mobile source emissions were added together, using the appropriate GWP values, to obtain emissions in units of $MTCO_2e$ (emissions of N_2O are negligible and would not affect the total mobile source GHG emissions).

(e) Stationary Source (Emergency Generator Emissions)

(i) Criteria Pollutants

Emissions associated with periodic maintenance and testing of the emergency generator is estimated separately outside of the CalEEMod software. The emergency generator emissions are calculated based on compliance with the Tier 4 emissions standards and compliance with SCAQMD Rule 1470 (Requirements for Stationary Diesel-Fueled Internal Combustion and Other Compression Ignition Engines) mandated emission limits and operating hour constraints. As discussed previously, Rule 1470 applies to stationary compression ignition engine greater than 50 brake horsepower and sets limits on emissions and operating hours. In general, new stationary emergency standby diesel-fueled engines greater than 50 brake horsepower are not permitted to operate more than 50 hours per year for maintenance and testing. In general, stationary-source emergency generator emissions are calculated as follows:

Stationary Source Emergency Generator:

$Emissions_{Diesel}\ [g] = \sum_i (EF \times Pop \times HP \times Load \times Activity)_i$

Where:

EF	=	Emission factor [g/bhp-hr]
Pop	=	Population [quantity of same equipment type]
HP	=	Maximum rated horsepower [hp]
Load	=	Load Factor [dimensionless]
Activity	=	Hours of operation [hours per day, hours per year]
i	=	Summation index

(ii) GHG Emissions

In general, stationary-source emergency generator emissions are calculated using the same formula as above and reported in units of $MTCO_2e$ per year.

(f) Stationary Source (Restaurant Charbroiling Emissions)

(i) Criteria Pollutants

Stationary-source emissions are estimated separately outside of the CalEEMod software. Stationary sources may include charbroiling of meat and deep-frying of meat and potatoes that may occur on-site during food preparation activities in a restaurant kitchen. Stationary source emissions are calculated based on emissions factors available from the SCAQMD for charbroiling and frying.[20] In order to provide a conservative analysis, it was assumed that the restaurant would charbroil and deep-fat fry meat with relatively high emission factors (i.e., hamburger and chicken meat). The quantity of meat charbroiled and fried in the restaurant is based on survey data from the San Joaquin Valley Air Pollution Control District for "family restaurants."[21]

The estimated emissions account for reductions from compliance with emissions control requirements consistent with SCAQMD Rule 1138 (Control of Emissions from Restaurant Operations), which requires charbroilers to be equipped and operated with a control device that has been certified by the manufacturer to reduce particulate matter emissions

[20] South Coast Air Quality Management District, Emission Factors for Commercial Cooking Operations, http://www.aqmd.gov/docs/default-source/rule-book/Proposed-Rules/1138/par1138pdsr_appendixi.pdf?sfvrsn=2. Accessed July 2020.

[21] South Coast Air Quality Management District, Staff Report for Rule 1138 (Control of Emissions from Restaurant Operations), 1997 (as found in SJVAPCD Final Draft Staff Report: Rule 4692 (Commercial Charbroiling)), https://planning.lacity.org/eir/8150Sunset/References/4.B.%20Air%20Quality/AQ.14_SJVAPCD%20Charbroiling%20EF%20by%20Meat.pdf. Accessed July 2020.

by at least 85 percent. In general, stationary-source charbroiling emissions are calculated as follows:

Stationary Source Charbroiling and Deep-Fat Frying:

Emissions = ($\sum_i (Q_{MEAT} \times EF \times (1 - C)_i$)

Where: Q_{MEAT} = Quantity of meat product charbroiled or deep-fat fried in a day [pounds/day]

EF = Emission factor [pounds pollutant per pounds meat]

C = Emissions control factor [percent], 86% for VOC and 85% for PM, per rule 1138

i = Summation index

(ii) GHG Emissions

There are no GHG emissions associated with charbroiling. Therefore, GHG emissions are not required to be estimated for charbroiling.

(g) Solid Waste Emissions

(i) Criteria Pollutants

Criteria pollutant emissions are not required to be estimated for solid waste.

(ii) GHG Emissions

The Project would generate solid waste from day-to-day operational activities, which generally consists of product packaging, grass clippings, furniture, clothing, bottles, food scraps, newspapers, plastic, and other items routinely disposed of in trash bins. A portion of the waste is diverted to waste recycling and reclamation facilities. Waste that is not diverted is usually sent to local landfills for disposal. waste that is disposed in landfills results in GHG emissions of CO_2 and CH_4 from the decomposition of the waste that occurs over the span of many years.

Emissions of GHGs associated with solid waste disposal under the Project are calculated using the CalEEMod software. The emissions are based on the size of the multi-family residential, hotel, office, retail, and restaurant land uses, the waste disposal rate for the land uses, the waste diversion rate, the GHG emission factors for solid waste decomposition, and the GWP values for the GHGs emitted. Annual waste disposal GHG emissions in units of $MTCO_2e$ are generally calculated in CalEEMod as follows:

Solid Waste:

Annual Emissions [$MTCO_2e$] = ($\sum_i$ (Units × D_W × EF_W × GWP)$_i$) ÷ 1.1023

Where:

Units	=	Number of land use units (same type) [DU or 1000 sqft]
D_W	=	Waste disposal rate [tons/DU or 1000 sqft/year]
EF_W	=	GHG emission factor [tons/ton waste]
GWP	=	Global warming potential [CO_2 = 1, CH_4 = 25, N_2O = 298]
1.1023	=	Conversion factor [tons/MT]
i	=	Summation index

CalEEMod allows the input of several variables to quantify solid waste emissions. The model requires the amount of waste disposed, which is the product of the waste disposal rate times the land use units. The total amount of waste disposed was reduced by the diversion rate for the City of Los Angeles of 76 percent, according to the most recent data available.[22] The GHG emission factors, particularly for CH_4, depend on characteristics of the landfill, such as the presence of a landfill gas capture system and subsequent flaring or energy recovery. The default values, as provided in CalEEMod, for landfill gas capture (e.g., no capture, flaring, energy recovery), which are Statewide averages, are used in this assessment.

(h) Water Usage and Wastewater Generation Emissions

(i) Criteria Pollutants

Criteria pollutant emissions are not required to be estimated for water usage and wastewater generation.

(ii) GHG Emissions

Water and wastewater generated from the land uses under the Project would require energy to supply, distribute and treat. The combustion of fossil fuels to produce electricity results in GHG emissions of CO_2 and smaller amounts of CH_4 and N_2O. The electricity generation occurs off-site; therefore, the electricity use from water and wastewater results in GHG emissions that are considered to be indirect. Wastewater also results in emissions of GHGs from wastewater treatment systems (e.g., septic, aerobic, or lagoons) as well as from solids that are digested either through an anaerobic digester or with co-generation from combustion of digester gas.

The emissions of GHGs associated with wastewater treatment process emissions are also calculated using CalEEMod. The emissions are based on the type of treatment (e.g., aerobic, facultative lagoons, septic systems). The emissions are calculating using the

[22] City of Los Angeles, Bureau of Sanitation, Zero Waste Progress Report, 2013.

default settings in CalEEMod for the type of wastewater treatment. Calculation formulas are described in detail in the *California Emissions Estimator Model User's Guide, Appendix A*.[23] Annual water demand and wastewater GHG emissions due to electricity are generally calculated in CalEEMod as follows for indoor and outdoor water demand:

Water Supply, Treatment, and Distribution; Wastewater Treatment (electricity):

Annual Emissions [$MTCO_2e$] = ($\sum_i$ (Units × D_W × (EI_W ÷ 1000) × EF_W × $GWP)_i$) ÷ 2204.62

Where:

Units	=	Number of land use units (same land use type) [1000 sqft]
D_W	=	Water demand factor [million gallons (Mgal)/1000 sqft/year]
EI_W	=	Electricity intensity factor [kilowatt-hours (kWh)/Mgal]
1000	=	Conversion factor [kWh/MWh]
EF_W	=	GHG emission factor [pounds/MWh]
GWP	=	Global warming potential [CO_2 = 1, CH_4 = 25, N_2O = 298]
2204.62	=	Conversion factor [pounds/MT]
i	=	Summation index

The CEC's estimate for energy intensity of the water use cycle in Southern California, as provided in the 2006 CEC report *Refining Estimates of Water-Related Energy Use in California*, is used to calculate the energy usage related to water supply, treatment, and distribution and wastewater treatment.[24] The same electricity GHG emissions factors discussed in *(c) Energy Emissions* are used for water and wastewater energy usage.

As stated in the *User's Guide*, the GHGs emitted from each type of wastewater treatment are based on the CARB's *Local Government Operations Protocol* (LGOP),[25] which are in turn based on USEPA methodologies.[26] The default CalEEMod settings for wastewater treatment are: 10.33 percent septic tank, 87.46 percent aerobic, 2.21 percent facultative lagoons and 100 percent anaerobic combustion of gas.

(i) Heliport Emissions

As stated in Chapter II, *Project Description*, of the Project's Draft EIR, a rooftop heliport is proposed for emergency and occasional use. Heliport criteria pollutant emissions and

23 California Air Resources Board, CalEEMod User's Guide, October 2017.

24 California Energy Commission, Refining Estimates of Water-Related Energy Use in California, PIER Final Project Report, CEC-500-2006-118, 2006.

25 California Air Resources Board, Local Government Operations Protocol, Chapter 10: Wastewater Treatment Facilities, 2008.

26 United States Environmental Protection Agency, Inventory of US Greenhouse Gas Emissions and Sinks: 1990-2006, Chapter 8: Waste, 2008.

GHG emissions were conservatively estimated based on helicopter emission values obtained from a City study for a similar heliport for a mixed-used development. Estimates of criteria pollutant and GHG emissions from helicopters included in the Project's AQ and GHG analyses are conservative as the frequency of trips for the proposed Project would be expected to be fewer in number as compared to those used in the referenced helicopter emissions calculations.[27,28]

[27] Estimate of Heliport GHG emissions adapted from Appendix C of Appendix IV.O of the Climate Change Technical Report Wilshire Grand Development Project, https://planning.lacity.org/eir/WilshireGrand RedevProj/DEIR/DEIR%20Appendices/Appendix%20IV.O.pdf.

[28] Estimate of Heliport AQ emissions adapted from Appendix C of Appendix IV.G.1 of the Climate Change Technical Report Wilshire Grand Development Project, https://planning.lacity.org/eir/ WilshireGrandRedevProj/DEIR/DEIR%20Appendices/Appendix%20IV.G.1.pdf.

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3. Air Quality Worksheets

Air Quality Calculation Worksheets and Model Outputs

1. Emissions Modeling Outputs

a) Construction

(1) Emissions Summaries

(2) Summer

- Unmitigated
- Mitigated

(3) Winter

- Unmitigated
- Mitigated

(4) Mobile Calculations

b) Operations

(1) Emissions Summaries and Miscellaneous Calculations

(2) Unmitigated

- Option 1 - Summer
- Option 1 – Winter
- Option 2 - Summer
- Option 2 - Winter

(3) Mitigated

- Option 1 - Summer
- Option 1 – Winter
- Option 2 - Summer
- Option 2 - Winter

c) Existing Site

- Summer
- Winter

1.a) Construction Modeling Outputs

(1) Emissions Summaries

(2) Summer

- Unmitigated
- Mitigated

(3) Winter

- Unmitigated
- Mitigated

(4) Mobile Calculations

Air Quality Construction Analysis

Unmitigated Construction Scenario

Regional	lbs/day					
source	**ROG**	**NOX**	**CO**	**SO2**	**PM10 Total**	**Total PM2.5**
2020						
Site Preparation/Demolition	11	127	98	0	15	6
Site Preparation/Demolition Drainage/Utilities/Trenching	13	144	119	0	16	7
Site Preparation/Demolition Drainage/Utilities/Trenching Grading/Excavation	22	290	200	1	24	12
Drainage/Utilities/Trenching Grading/Excavation	11	163	102	0	9	6
Grading/Excavation	11	146	80	0	8	4
Grading/Excavation Foundation/Concrete Pour/Garage	24	351	226	1	30	12
2021						
Grading/Excavation Foundation/Concrete Pour/Garage + Concrete Batch Plant	21	301	210	1	27	10
Foundation/Concrete Pour/Garage + Concrete Batch Plant	12	170	133	0	21	6
Garage + Building Construction + Concrete Batch Plant	22	260	268	1	35	12
Building Construction + Concrete Batch Plant	10	90	135	0	27	8
2022						
Building Construction	9	82	129	0	26	7
Building Construction Architectural Coating	28	83	131	0	27	7
2023						
Building Construction Architectural Coating	27	70	121	0	26	7
Building Construction Architectural Coating Paving	30	113	157	0	29	8
Building Construction Architectural Coating	27	71	122	0	26	7
2024						
Building Construction Architectural Coating	26	65	117	0	26	7
2025						
Building Construction Architectural Coating	25	59	113	0	13	4
Building Construction	7	58	111	0	12	4
Daily Maximum Emissions	**30**	**351**	**267.91**	**1.00**	**34.9**	**12**
SCAQMD Regional Threshold	75	100	550	150	150	55
Exceeds Threshold?	No	**Yes**	No	No	No	No

Air Quality Construction Analysis

Unmitigated Construction Scenario

Localized Emissions Summary	NOX	CO	PM10 Total	PM2.5 Total
2020	lb/hr			
Demolition/Site Preparation	84	80	12.4	5.3
Site Preparation/Demolition + Drainage/Utilities/Trenching	100	98	13.4	6.3
Site Preparation/Demolition + Drainage/Utilities/Trenching + Grading/Excavation	167	144	16.7	9.2
Drainage/Utilities/Trenching + Grading/Excavation	83	65	4.3	3.9
Grading/Excavation	67	46	3.3	2.9
Grading/Excavaton + Foundation/Concrete Pour/Building Garage + Concrete Batch Plant	125	103	19.3	8.1
2021				
Grading/Excavaton + Foundation/Concrete Pour/Building Garage	113	102	18.4	7.3
Foundation/Concrete Pour/Garage + Concrete Batch Plant	61	45	15.5	4.4
Foundation/Concrete Pour/Building Garage + Building Construction + Concrete Batch Plant	126	124	19.2	8.2
Building Construction + Concrete Batch Plant	73	67	16.3	5.4
2022				
Building Construction + Concrete Batch Plant	66	67	15.8	4.9
Building Construction + Architectural Coating + Concrete Batch Plant	66	67	15.8	4.9
2023				
Building Construction + Architectural Coating + Concrete Batch Plant	60	66	15.4	4.5
Building Construction + Architectural Coating + Paving + Concrete Batch Plant	82	89	16.4	5.5
2024				
Building Construction + Concrete Batch Plant	56	66	15.1	4.2
Building Construction + Architectural Coating + Concrete Batch Plant	56	66	15.1	4.2
2025				
Building Construction + Architectural Coating	52	66	2.2	2.1
Building Construction	52	66	2.2	2.1
Daily Maximum Emissions	**167**	**144**	**19.3**	**9.2**
SCAQMDLocalized Threshold	161	1861	16.0	8
Exceeds Threshold?	Yes	No	Yes	Yes

670 Mesquit
Air Quality Assessment

Batch Concrete Plant Emissions

Emissions calculated for max daily requirement and a maximum year (first year of construction)
for concrete requirements. Concrete would need to be trucked in for the 6 major foundation/footing pours

	max hourly	max daily	annual
Cubic Yards of Concrete	150	1150	120,000

The table calculate PM10 emissions based on throughput in cubic yards assuming the following composition of one cubic yard of concrete:

Material Requirements:		
Course Aggegrate:	1,865	lb/CY
Sand:	1,428	lb/CY
Cement:	491	lb/CY
Cement Supplement:	73	lb/CY
Water:	167	lb/CY

Material Requirements	ton/hr	ton/day	ton/yr
Aggregate	140	1,072	111,900
Sand	107	821	85,680
Cement	37	282	29,460
Cement Supplement	5	42	4,380
water:	13	96	10,008
total	302	2,314	241,428

Area for storage:	0.03	acre
Control Efficiency for Storage pile:	90%	

Process Name/Description	Process Material	PM10 Emission Factor (lb/ton)	PM2.5 Emission Factor (lb/ton)	Material (ton/day)	Material (tons/yr)	PM10 (lb/day)	PM10 (tons/yr)	PM2.5 (lb/day)	PM2.5 (tons/yr)
Aggregate transfer[1]	aggregate	0.0033	0.0005	1,072	111,900	3.54	0.18	0.54	0.03
Sand transfer[1]	sand	0.00099	0.00015	821	85,680	0.81	0.04	0.12	0.01
Cement unloading	cement	0.00340	0.0005	282	29,460	0.96	0.05	0.14	0.01
Cement supplement unloading	cement supplement	0.0049	0.0007	42	4,380	0.21	0.01	0.03	0.00
Weigh hopper loading[1]	sand + aggregate	0.0028	0.0004	1,893	197,580	5.30	0.28	0.76	0.04
Mixer loading (central mix)[1]	cement + supplement	0.0055	0.0008	324	33,840	1.78	0.09	0.26	0.01
Wind erosion from sand and aggregate storage piles[2]	acres used for storage	630				0.02	0.003	0.003	0.001
						12.62	0.66	1.85	0.10

[1] Reference: U.S. EPA AP-42, "Compilation of Air Pollutant Emission Factors: Volume I: Stationary Point and Area Sources," fifth ed. Tables 11.12-2(6/06).

[2] The stockpile emission factor above is uncontrolled. Dust control efforts on stockpiles is claimed for additional control measures using water or other dust suppressants. 90 % control efficiency is for regular watering or use of a chemical palliatives (dust suppressants).

Cement is mixed at batch plant rather than in trucks during transport. Therefore, loaded concrete is already mixed and emissions from cement truck loading would be negligible.

Air Quality Construction Analysis

summer Source	Onsite Construction Emissions (CalEEMod) ROG	NOX	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	Total PM2.5	Offsite Construction Emissions (EMFAC2017) ROG	NOX	CO	SO3	Fugitive PM11	Exhaust PM11	PM10 Total	Fugitive PM2.6	Exhaust PM2.6	Total PM2.6
	lb/day										lb/day									
Demolition/Site Prep - 2020	8.98	83.64	79.57	0.15	8.10	4.29	12.40	**1.23**	4.08	5.31	1.92	43.12	18.68	0.12	2.13	0.45	2.58	0.50	0.38	0.88
Drainage/Utilities/Trenching - 2020	1.94	16.83	18.92	0.03	0.00	1.03	1.03	**0.00**	0.98	0.98	0.05	0.21	2.25	0.01	0.34	0.00	0.34	0.07	0.00	0.08
Grading/Excavation - 2020	5.92	66.65	45.84	0.09	0.09	3.17	3.26	**0.01**	2.92	2.93	3.59	79.72	34.53	0.22	3.62	0.79	4.42	0.85	0.68	1.53
Grading/Excavation - 2021	5.44	60.68	45.22	0.09	0.09	2.78	2.87	**0.01**	2.56	2.57	3.05	70.56	31.61	0.21	3.38	0.62	4.00	0.79	0.50	1.29
Foundation/Concrete Pours/Parking Garage 2020	6.70	58.09	57.33	0.10	0.00	3.39	3.39	0.00	3.33	3.33	7.92	146.92	88.40	0.36	4.87	1.05	5.92	1.13	0.91	2.04
Foundation/Concrete Pours/Parking Garage 2021	6.01	52.71	56.82	0.10	0.00	2.90	2.90	0.00	2.85	2.85	6.27	117.11	76.44	0.30	4.34	0.72	5.07	1.00	0.60	1.60
Building Construction - 2021	7.82	73.45	67.41	0.13	0.00	3.69	3.69	0.00	3.55	3.55	1.88	16.90	67.24	0.20	10.40	0.21	10.61	2.22	0.19	2.40
Building Construction - 2022	7.14	65.58	66.71	0.13	0.00	3.19	3.19	0.00	3.07	3.07	1.68	16.28	62.23	0.20	10.43	0.16	10.59	2.22	0.14	2.37
Building Construction - 2023	6.67	60.33	66.30	0.13	0.00	2.80	2.80	0.00	2.69	2.69	1.23	9.89	54.55	0.18	10.30	0.12	10.43	2.19	0.11	2.30
Building Construction - 2024	6.27	56.11	65.94	0.13	0.00	2.47	2.47	0.00	2.37	2.37	1.04	7.96	49.74	0.17	10.26	0.12	10.38	2.18	0.10	2.29
Building Construction - 2025	5.89	51.84	65.63	0.13	0.00	2.15	2.15	0.00	2.07	2.07	0.87	6.24	45.47	0.16	10.23	0.11	10.34	2.18	0.10	2.27
Architectural Coating - 2022	18.68	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.07	1.07	1.70	0.01	0.25	0.01	0.26	0.06	0.01	0.06
Architectural Coating - 2023	18.68	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.06	0.89	1.61	0.01	0.25	0.00	0.25	0.06	0.00	0.06
Architectural Coating - 2024	18.68	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.05	0.88	1.53	0.01	0.25	0.00	0.25	0.06	0.00	0.06
Architectural Coating - 2025	18.68	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.05	0.87	1.46	0.01	0.25	0.00	0.25	0.06	0.00	0.06
Paving - 2023	2.23	21.73	22.35	0.05	0.00	0.98	0.98	0.00	0.92	0.92	0.72	19.98	12.30	0.07	1.35	0.09	1.44	0.31	0.04	0.35

2020	Sequential Phases - Regional Emissions (Onsite Construction) - from CalEEMod ROG	NOX	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	Total PM2.5	Sequential Phases - Regional Emissions from Trucks (Worker, Visitor, Vendor and Haul/Concrete) ROG	NOX	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	Total PM2.5
Site Preparation/Demolition	8.98	83.64	79.57	0.15	8.10	4.29	12.40	1.23	4.08	5.31	1.92	43.12	18.68	0.12	2.13	0.45	2.58	0.50	0.38	0.88
Site Preparation/Demolition + Drainage/Utilities/Trenching	10.91	100.47	98.49	0.18	8.10	5.32	13.43	1.23	5.07	6.29	1.97	43.33	20.93	0.13	2.47	0.45	2.92	0.57	0.39	0.96
Site Preparation/Demolition + Drainage/Utilities/Trenching + Grading/Excavation	16.83	167.12	144.33	0.27	8.19	8.50	16.68	1.24	7.98	9.22	5.56	123.05	55.46	0.35	6.09	1.25	7.34	1.42	1.07	2.49
Drainage/Utilities/Trenching + Grading/Excavation	7.86	83.48	64.76	0.12	0.09	4.20	4.29	0.01	3.90	3.91	3.64	79.93	36.78	0.23	3.96	0.80	4.76	0.92	0.68	1.60
Grading/Excavation	7.82	66.65	45.84	0.09	0.09	3.17	3.26	0.01	2.92	2.93	3.59	79.72	34.53	0.22	3.62	0.79	4.42	0.85	0.68	1.53
Grading/Excavation + Foundation/Concrete Pour/Garage	12.62	124.74	103.17	0.19	0.09	6.56	6.64	0.01	6.25	6.26	11.51	226.64	122.93	0.58	8.50	1.85	10.34	1.98	1.59	3.57
2021																				
Grading/Excavation + Foundation/Concrete Pour/Garage	11.46	113.39	102.04	0.19	0.09	5.68	5.77	0.01	5.41	5.42	9.32	187.67	108.05	0.51	7.72	1.34	9.06	1.79	1.10	2.90
Foundation/Concrete Pour/Garage	6.01	52.71	56.82	0.10	0.00	2.90	2.90	0.00	2.85	2.85	6.27	117.11	76.44	0.30	4.34	0.72	5.07	1.00	0.60	1.60
Garage + Building Construction	13.84	126.16	124.23	0.23	0.00	6.59	6.59	0.00	6.40	6.40	8.15	134.01	143.68	0.50	14.75	0.93	15.68	3.22	0.79	4.01
Building Construction	7.82	73.45	67.41	0.13	0.00	3.69	3.69	0.00	3.55	3.55	1.88	16.90	67.24	0.20	10.40	0.21	10.61	2.22	0.19	2.40
2022																				
Building Construction	7.14	65.58	66.71	0.13	0.00	3.19	3.19	0.00	3.07	3.07	1.68	16.28	62.23	0.20	10.43	0.16	10.59	2.22	0.14	2.37
Building Construction + Architectural Coating	25.82	65.58	66.71	0.13	0.00	3.19	3.19	0.00	3.07	3.07	1.74	17.35	63.94	0.20	10.68	0.17	10.85	2.28	0.15	2.43
2023																				
Building Construction + Architectural Coating	25.35	60.33	66.30	0.13	0.00	2.80	2.80	0.00	2.69	2.69	1.23	9.89	54.55	0.18	10.30	0.12	10.43	2.19	0.11	2.30
Building Construction + Architectural Coating +Paving	27.58	82.06	88.64	0.17	0.00	3.77	3.77	0.00	3.61	3.61	2.01	30.76	68.46	0.26	11.91	0.22	12.12	2.56	0.15	2.71
Building Construction + Architectural Coating	25.35	60.33	66.30	0.13	0.00	2.80	2.80	0.00	2.69	2.69	1.29	10.78	56.16	0.19	10.56	0.13	10.68	2.25	0.11	2.36
2024																				
Building Construction + Architectural Coating	24.95	56.11	65.94	0.13	0.00	2.47	2.47	0.00	2.37	2.37	1.10	8.84	51.28	0.18	10.51	0.12	10.63	2.24	0.11	2.34
2025																				
Building Construction + Architectural Coating	24.57	51.84	65.63	0.13	0.00	2.15	2.15	0.00	2.07	2.07	0.93	7.11	46.93	0.17	10.48	0.11	10.60	2.23	0.10	2.33
Building Construction	5.89	51.84	65.63	0.13	0.00	2.15	2.15	0.00	2.07	2.07	0.87	6.24	45.47	0.16	10.23	0.11	10.34	2.18	0.10	2.27

Sequential Phases - Regional Emissions - ALL 2020	Regional Emissions (On-Site Construction + Worker + Visitors +Vendor+Haul) ROG	NOX	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	Total PM2.5
Site Preparation/Demolition	10.8998	126.76	98.25	0.2736	10.2371	4.7393	14.9764	1.7260	4.4649	6.1909
Site Preparation/Demolition + Drainage/Utilities/Trenching	12.89	143.80	119.43	0.31	10.57	5.78	16.35	1.80	5.45	7.25
Site Preparation/Demolition + Drainage/Utilities/Trenching + Grading/Excavation	22.40	290.17	199.79	0.62	14.28	9.74	24.02	2.66	9.05	11.71
Drainage/Utilities/Trenching + Grading/Excavation	11.50	163.42	101.54	0.35	4.05	5.00	9.05	0.93	4.59	5.52
Grading/Excavation	11.42	146.37	80.37	0.32	3.71	3.97	7.68	0.86	3.60	4.46
Grading/Excavation + Foundation/Concrete Pour/Garage	24.13	351.38	226.10	0.77	8.58	8.41	16.99	1.99	7.84	9.83
2021										
Grading/Excavation + Foundation/Concrete Pour/Garage	20.78	301.06	210.09	0.70	7.81	7.02	14.83	1.81	6.51	8.32
Foundation/Concrete Pour/Garage	12.29	169.82	133.26	0.40	4.34	3.62	7.96	1.00	3.45	4.45
Garage + Building Construction	21.99	260.16	267.91	0.73	14.75	7.51	22.26	3.22	7.18	10.40
Building Construction	9.70	90.35	134.65	0.33	10.40	3.90	14.30	2.22	3.73	5.95
2022										
Building Construction	8.82	81.86	128.94	0.32	10.43	3.35	13.78	2.22	3.21	5.43
Building Construction + Architectural Coating	27.57	82.93	130.65	0.33	10.68	3.36	14.04	2.28	3.21	5.49
2023										
Building Construction + Architectural Coating	26.59	70.22	120.85	0.31	10.30	2.92	13.23	2.19	2.80	4.99
Building Construction + Architectural Coating +Paving	29.60	112.82	157.10	0.43	11.91	3.99	15.90	2.56	3.76	6.32
Building Construction + Architectural Coating	26.64	71.11	122.46	0.31	10.56	2.93	13.48	2.25	2.80	5.05
2024										
Building Construction + Architectural Coating	26.05	64.95	117.21	0.30	10.51	2.59	13.10	2.24	2.48	4.72
2025										
Building Construction + Architectural Coating	25.50	58.95	112.56	0.29	10.48	2.27	12.75	2.23	2.17	4.40
Building Construction	6.76	58.08	111.10	0.29	10.23	2.26	12.50	2.18	2.16	4.34
	29.60	**351.38**	**267.91**	**0.77**	**14.75**	**9.74**	**24.02**	**3.22**	**9.05**	**11.71**

Air Quality Construction Analysis

Summer	Onsite Emissions									
	ROG	NOX	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total
Localized Emissions	lb/day									
Demolition/Site Prep - 2020	8.98	83.64	79.57	0.15	8.10	4.29	12.40	1.23	4.08	5.31
Drainage/Utilities/Trenching - 2020	1.94	16.83	18.92	0.03	0.00	1.03	1.03	0.00	0.98	0.98
Grading/Excavation - 2020	5.92	66.65	45.84	0.09	0.09	3.17	3.26	0.01	2.92	2.93
Grading/Excavation - 2021	5.44	60.68	45.22	0.09	0.09	2.78	2.87	0.01	2.56	2.57
Foundation/Concrete Pours/Parking Garage 2020	6.70	58.09	57.33	0.10	0.00	3.39	3.39	0.00	3.33	3.33
Foundation/Concrete Pours/Parking Garage 2021	6.01	52.71	56.82	0.10	0.00	2.90	2.90	0.00	2.85	2.85
Building Construction - 2021	7.82	73.45	67.41	0.13	0.00	3.69	3.69	0.00	3.55	3.55
Building Construction - 2022	7.14	65.58	66.71	0.13	0.00	3.19	3.19	0.00	3.07	3.07
Building Construction - 2023	6.67	60.33	66.30	0.13	0.00	2.80	2.80	0.00	2.69	2.69
Building Construction - 2024	6.27	56.11	65.94	0.13	0.00	2.47	2.47	0.00	2.37	2.37
Building Construction - 2025	5.89	51.84	65.63	0.13	0.00	2.15	2.15	0.00	2.07	2.07
Architectural Coating - 2022	18.68	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
Architectural Coating - 2023	18.68	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
Architectural Coating - 2024	18.68	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
Architectural Coating - 2025	18.68	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
Paving - 2023	2.23	21.73	22.35	0.05	0.00	0.98	0.98	0.00	0.92	0.92

Sequential Phasing										
2020	ROG	NOX	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	Total PM2.5
Demolition/Site Preparation	8.98	83.64	79.57	0.15	8.10	4.29	12.40	1.23	4.08	5.31
Site Preparation/Demolition + Drainage/Utilities/Trenching	10.91	100.47	98.49	0.18	8.10	5.32	13.43	1.23	5.07	6.29
Site Preparation/Demolition + Drainage/Utilities/Trenching + Grading/Excavation	16.83	167.12	144.33	0.27	8.19	8.50	16.68	1.24	7.98	9.22
Drainage/Utilities/Trenching + Grading/Excavation	7.86	83.48	64.76	0.12	0.09	4.20	4.29	0.01	3.90	3.91
Grading/Excavation	5.92	66.65	45.84	0.09	0.09	3.17	3.26	0.01	2.92	2.93
Grading/Excavaton + Foundation/Concrete Pour/Building Garage	12.62	124.74	103.17	0.19	0.09	6.56	6.64	0.01	6.25	6.26
2021										
Grading/Excavaton + Foundation/Concrete Pour/Building Garage	11.46	113.39	102.04	0.19	0.09	5.68	5.77	0.01	5.41	5.42
Foundation/Concrete Pour/Garage	5.44	60.68	45.22	0.09	0.09	2.78	2.87	0.01	2.56	2.57
Foundation/Concrete Pour/Building Garage + Building Construction	13.84	126.16	124.23	0.23	0.00	6.59	6.59	0.00	6.40	6.40
Building Construction	7.82	73.45	67.41	0.13	0.00	3.69	3.69	0.00	3.55	3.55
2022										
Building Construction	7.14	65.58	66.71	0.13	0.00	3.19	3.19	0.00	3.07	3.07
Building Construction + Architectural Coating	25.82	65.58	66.71	0.13	0.00	3.19	3.19	0.00	3.07	3.07
2023										
Building Construction + Architectural Coating	25.35	60.33	66.30	0.13	0.00	2.80	2.80	0.00	2.69	2.69
Building Construction + Architectural Coating + Paving	27.58	82.06	88.64	0.17	0.00	3.77	3.77	0.00	3.61	3.61
2024										
Building Construction	6.27	56.11	65.94	0.13	0.00	2.47	2.47	0.00	2.37	2.37
Building Construction + Architectural Coating	24.95	56.11	65.94	0.13	0.00	2.47	2.47	0.00	2.37	2.37
2025										
Building Construction + Architectural Coating	24.57	51.84	65.63	0.13	0.00	2.15	2.15	0.00	2.07	2.07
Building Construction	5.89	51.84	65.63	0.13	0.00	2.15	2.15	0.00	2.07	2.07
Daily Maximum Emissions	**27.58**	**167.12**	**144.33**	**0.27**	**8.19**	**8.50**	**16.68**	**1.24**	**7.98**	**9.22**

Localized Significance Thresholds (LST)

Source Receptor Area #1: Central LA
5-acre site with 25-meter receptor distance
Based on SCAQMD Mass Rate LST Look Up Tables

Pollutant	lb/day
Nox	161
CO	1861
PM10	16
PM2.5	8

Air Quality Construction Analysis

Mitigated Construction Scenario

Regional	lbs/day					
source	**ROG**	**NOX**	**CO**	**SO2**	**PM10 Total**	**Total PM2.5**
2020						
Site Preparation/Demolition	4	52	113	0	11	2
Site Preparation/Demolition + Drainage/Utilities/Trenching	4	54	135	0	11	2
Site Preparation/Demolition + Drainage/Utilities/Trenching + Grading/Excavation	9	140	225	1	16	4
Drainage/Utilities/Trenching + Grading/Excavation	5	88	112	0	5	2
Grading/Excavation	5	86	90	0	5	2
Grading/Excavation + Foundation/Concrete Pour/Garage	14	240	240	1	23	6
2021						
Grading/Excavation + Foundation/Concrete Pour/Garage + Concrete Batch Plant	12	201	225	1	22	5
Foundation/Concrete Pour/Garage + Concrete Batch Plant	7	124	138	0	18	4
Garage + Building Construction + Concrete Batch Plant	11	155	280	1	29	6
Building Construction + Concrete Batch Plant	3	31	142	0	23	4
2022						
Building Construction	3	30	137	0	23	4
Building Construction+ Architectural Coating	22	31	139	0	24	4
2023						
Building Construction	21	24	130	0	23	4
Building Construction+ Architectural Coating +Paving	23	47	171	0	25	5
Building Construction+ Architectural Coating	22	25	131	0	23	4
2024						
Building Construction+ Architectural Coating	21	23	126	0	23	4
2025						
Building Construction+ Architectural Coating	21	21	122	0	11	4
Building Construction	2	20	121	0	11	4
Daily Emissions	**23**	**240**	**280**	**1**	**29**	**6**
SCAQMD Regional Threshold	75	100	550	150	150	55
Exceeds Threshold?	No	Yes	No	No	No	No

Air Quality Construction Analysis

Mitigated Construction Scenario

Localized Emissions Summary	NOX	CO	PM10 Total	PM2.5 Total
2020	lb/hr			
Demolition/Site Preparation	9	94	8.3	1.5
Site Preparation/Demolition + Drainage/Utilities/Trenching	10	114	8.4	1.5
Site Preparation/Demolition + Drainage/Utilities/Trenching + Grading/Excavation	17	169	8.6	1.7
Drainage/Utilities/Trenching + Grading/Excavation	8	75	0.3	0.2
Grading/Excavation	7	55	0.2	0.2
Grading/Excavaton + Foundation/Concrete Pour/Building Garage + Concrete Batch Plant	14	117	13.0	2.2
2021				
Grading/Excavaton + Foundation/Concrete Pour/Building Garage	14	117	13.0	2.2
Foundation/Concrete Pour/Garage + Concrete Batch Plant	7	55	12.9	2.0
Foundation/Concrete Pour/Building Garage + Building Construction + Concrete Batch Plant	21	137	12.9	2.2
Building Construction + Concrete Batch Plant	14	75	12.8	2.0
2022				
Building Construction + Concrete Batch Plant	14	75	12.8	2.0
Building Construction + Architectural Coating + Concrete Batch Plant	14	75	12.8	2.0
2023				
Building Construction + Architectural Coating + Concrete Batch Plant	14	75	12.8	2.0
Building Construction + Architectural Coating + Paving + Concrete Batch Plant	16	102	12.9	2.1
2024				
Building Construction + Concrete Batch Plant	14	75	12.8	2.0
Building Construction + Architectural Coating + Concrete Batch Plant	14	75	12.8	2.0
2025				
Building Construction + Architectural Coating	14	75	0.2	0.2
Building Construction	14	75	0.2	0.2
Daily Maximum Emissions	**21**	**169**	**13.0**	**2.2**
SCAQMDLocalized Threshold	161	1861	16.0	8
Exceeds Threshold?	No	No	No	No

670 Mesquit
Air Quality Assessment

Batch Concrete Plant Emissions

Emissions calculated for max daily requirement and a maximum year (first year of construction)
for concrete requirements. Concrete would need to be trucked in for the 6 major foundation/footing pours

	max hourly	max daily	annual
Cubic Yards of Concrete	150	1150	120,000

The table calculate PM10 emissions based on throughput in cubic yards assuming the following composition of one cubic yard of concrete:

Material Requirements:		
Course Aggegrate:	1,865	lb/CY
Sand:	1,428	lb/CY
Cement:	491	lb/CY
Cement Supplement:	73	lb/CY
Water:	167	lb/CY

Material Requirements	ton/hr	ton/day	ton/yr
Aggregate	140	1,072	111,900
Sand	107	821	85,680
Cement	37	282	29,460
Cement Supplement	5	42	4,380
water:	13	96	10,008
total	302	2,314	241,428

Area for storage:	0.03	acre
Control Efficiency for Storage pile:	90%	

Process Name/Description	Process Material	PM10 Emission Factor (lb/ton)	PM2.5 Emission Factor (lb/ton)	Material (ton/day)	Material (tons/yr)	PM10 (lb/day)	PM10 (tons/yr)	PM2.5 (lb/day)	PM2.5 (tons/yr)
Aggregate transfer[1]	aggregate	0.0033	0.0005	1,072	111,900	3.54	0.18	0.54	0.03
Sand transfer[1]	sand	0.00099	0.00015	821	85,680	0.81	0.04	0.12	0.01
Cement unloading	cement	0.00340	0.0005	282	29,460	0.96	0.05	0.14	0.01
Cement supplement unloading	cement supplement	0.0049	0.0007	42	4,380	0.21	0.01	0.03	0.00
Weigh hopper loading[1]	sand + aggregate	0.0028	0.0004	1,893	197,580	5.30	0.28	0.76	0.04
Mixer loading (central mix)[1]	cement + supplement	0.0055	0.0008	324	33,840	1.78	0.09	0.26	0.01
Wind erosion from sand and aggregate storage piles[2]	acres used for storage	630				0.02	0.003	0.003	0.001
						12.62	0.66	1.85	0.10

[1] Reference: U.S. EPA AP-42, "Compilation of Air Pollutant Emission Factors: Volume I: Stationary Point and Area Sources," fifth ed. Tables 11.12-2(6/06).

[2] The stockpile emission factor above is uncontrolled. Dust control efforts on stockpiles is claimed for additional control measures using water or other dust suppressants. 90 % control efficiency is for regular watering or use of a chemical palliatives (dust suppressants).

Cement is mixed at batch plant rather than in trucks during transport. Therefore, loaded concrete is already mixed and emissions from cement truck loading would be negligible.

Air Quality Construction Analysis

summer	Onsite Construction Emissions (CalEEMod)										Offsite Construction Emissions (EMFAC2017)									
Source	ROG	NOX	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	Total PM2.5	ROG	NOX	CO	SO3	Fugitive PM11	Exhaust PM11	PM10 Total	Fugitive PM2.6	Exhaust PM2.6	Total PM2.6
	lb/day										lb/day									
Demolition/Site Prep - 2020	1.76	9.06	93.98	0.15	8.10	0.23	8.33	**1.23**	0.23	1.46	1.92	43.12	18.68	0.12	2.13	0.45	2.58	0.50	0.38	0.88
Drainage/Utilities/Trenching - 2020	0.33	1.41	20.08	0.03	0.00	0.04	0.04	**0.00**	0.04	0.04	0.05	0.21	2.25	0.01	0.34	0.00	0.34	0.07	0.00	0.08
Grading/Excavation - 2020	1.17	6.51	55.31	0.09	0.09	0.15	0.24	**0.01**	0.15	0.16	3.59	79.72	34.53	0.22	3.62	0.79	4.42	0.85	0.68	1.53
Grading/Excavation - 2021	1.17	6.51	55.31	0.09	0.09	0.15	0.24	**0.01**	0.15	0.16	3.05	70.56	31.61	0.21	3.38	0.62	4.00	0.79	0.50	1.29
Foundation/Concrete Pours/Parking Garage 2020	1.10	7.14	61.56	0.10	0.00	0.14	0.14	0.00	0.14	0.14	7.92	146.92	88.40	0.36	4.87	1.05	5.92	1.13	0.91	2.04
Foundation/Concrete Pours/Parking Garage 2021	1.10	7.14	61.56	0.10	0.00	0.14	0.14	0.00	0.14	0.14	6.27	117.11	76.44	0.30	4.34	0.72	5.07	1.00	0.60	1.60
Building Construction - 2021	1.58	14.03	75.15	0.13	0.00	0.19	0.19	0.00	0.19	0.19	1.88	16.90	67.24	0.20	10.40	0.21	10.61	2.22	0.19	2.40
Building Construction - 2022	1.58	14.03	75.15	0.13	0.00	0.19	0.19	0.00	0.19	0.19	1.68	16.28	62.23	0.20	10.43	0.16	10.59	2.22	0.14	2.37
Building Construction - 2023	1.58	14.03	75.15	0.13	0.00	0.19	0.19	0.00	0.19	0.19	1.23	9.89	54.55	0.18	10.30	0.12	10.43	2.19	0.11	2.30
Building Construction - 2024	1.58	14.03	75.15	0.13	0.00	0.19	0.19	0.00	0.19	0.19	1.04	7.96	49.74	0.17	10.26	0.12	10.38	2.18	0.10	2.29
Building Construction - 2025	1.58	14.03	75.15	0.13	0.00	0.19	0.19	0.00	0.19	0.19	0.87	6.24	45.47	0.16	10.23	0.11	10.34	2.18	0.10	2.27
Architectural Coating - 2022	18.68	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.07	1.07	1.70	0.01	0.25	0.01	0.26	0.06	0.01	0.06
Architectural Coating - 2023	18.68	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.06	0.89	1.61	0.01	0.25	0.00	0.25	0.06	0.00	0.06
Architectural Coating - 2024	18.68	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.05	0.88	1.53	0.01	0.25	0.00	0.25	0.06	0.00	0.06
Architectural Coating - 2025	18.68	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.05	0.87	1.46	0.01	0.25	0.00	0.25	0.06	0.00	0.06
Paving - 2023	0.52	2.27	27.19	0.05	0.00	0.07	0.07	0.00	0.07	0.07	0.72	19.98	12.30	0.07	1.35	0.09	1.44	0.31	0.04	0.35

	Sequential Phases - Regional Emissions (Onsite Construction) - from CalEEMod										Sequential Phases - Regional Emissions from Trucks (Worker, Visitor, Vendor and Haul/Concrete)									
2020	ROG	NOX	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	Total PM2.5	ROG	NOX	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	Total PM2.5
Site Preparation/Demolition	1.76	9.06	93.98	0.15	8.10	0.23	8.33	1.23	0.23	1.46	1.92	43.12	18.68	0.12	2.13	0.45	2.58	0.50	0.38	0.88
Site Preparation/Demolition + Drainage/Utilities/Trenching	2.08	10.47	114.06	0.18	8.10	0.27	8.38	1.23	0.27	1.50	1.97	43.33	20.93	0.13	2.47	0.45	2.92	0.57	0.39	0.96
Site Preparation/Demolition + Drainage/Utilities/Trenching + Grading/Excavation	3.25	16.98	169.37	0.27	8.19	0.42	8.61	1.24	0.42	1.66	5.56	123.05	55.46	0.35	6.09	1.25	7.34	1.42	1.07	2.49
Drainage/Utilities/Trenching + Grading/Excavation	1.50	7.92	75.39	0.12	0.09	0.19	0.28	0.01	0.19	0.21	3.64	79.93	36.78	0.23	3.96	0.80	4.76	0.92	0.68	1.60
Grading/Excavation	1.58	6.51	55.31	0.09	0.09	0.15	0.24	0.01	0.15	0.16	3.59	79.72	34.53	0.22	3.62	0.79	4.42	0.85	0.68	1.53
Grading/Excavation + Foundation/Concrete Pour/Garage	2.27	13.65	116.88	0.19	0.09	0.29	0.37	0.01	0.29	0.30	11.51	226.64	122.93	0.58	8.50	1.85	10.34	1.98	1.59	3.57
2021																				
Grading/Excavation + Foundation/Concrete Pour/Garage	2.27	13.65	116.88	0.19	0.09	0.29	0.37	0.01	0.29	0.30	9.32	187.67	108.05	0.51	7.72	1.34	9.06	1.79	1.10	2.90
Foundation/Concrete Pour/Garage	1.10	7.14	61.56	0.10	0.00	0.14	0.14	0.00	0.14	0.14	6.27	117.11	76.44	0.30	4.34	0.72	5.07	1.00	0.60	1.60
Garage + Building Construction	2.68	21.17	136.72	0.23	0.00	0.32	0.32	0.00	0.32	0.32	8.15	134.01	143.68	0.50	14.75	0.93	15.68	3.22	0.79	4.01
Building Construction	1.58	14.03	75.15	0.13	0.00	0.19	0.19	0.00	0.19	0.19	1.88	16.90	67.24	0.20	10.40	0.21	10.61	2.22	0.19	2.40
2022																				
Building Construction	1.58	14.03	75.15	0.13	0.00	0.19	0.19	0.00	0.19	0.19	1.68	16.28	62.23	0.20	10.43	0.16	10.59	2.22	0.14	2.37
Building Construction + Architectural Coating	20.26	14.03	75.15	0.13	0.00	0.19	0.19	0.00	0.19	0.19	1.74	17.35	63.94	0.20	10.68	0.17	10.85	2.28	0.15	2.43
2023																				
Building Construction	20.26	14.03	75.15	0.13	0.00	0.19	0.19	0.00	0.19	0.19	1.23	9.89	54.55	0.18	10.30	0.12	10.43	2.19	0.11	2.30
Building Construction + Architectural Coating +Paving	20.79	16.30	102.34	0.17	0.00	0.25	0.25	0.00	0.25	0.25	2.01	30.76	68.46	0.26	11.91	0.22	12.12	2.56	0.15	2.71
Building Construction + Architectural Coating	20.26	14.03	75.15	0.13	0.00	0.19	0.19	0.00	0.19	0.19	1.29	10.78	56.16	0.19	10.56	0.13	10.68	2.25	0.11	2.36
2024																				
Building Construction + Architectural Coating	20.26	14.03	75.15	0.13	0.00	0.19	0.19	0.00	0.19	0.19	1.10	8.84	51.28	0.18	10.51	0.12	10.63	2.24	0.11	2.34
2025																				
Building Construction + Architectural Coating	20.26	14.03	75.15	0.13	0.00	0.19	0.19	0.00	0.19	0.19	0.93	7.11	46.93	0.17	10.48	0.11	10.60	2.23	0.10	2.33
Building Construction	1.58	14.03	75.15	0.13	0.00	0.19	0.19	0.00	0.19	0.19	0.87	6.24	45.47	0.16	10.23	0.11	10.34	2.18	0.10	2.27

Sequential Phases - Regional Emissions - ALL	Regional Emissions (On-Site Construction + Worker + Visitors +Vendor+Haul)									
2020	ROG	NOX	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	Total PM2.5
Site Preparation/Demolition	3.6804	52.18	112.65	0.2736	10.2371	0.6762	10.9133	1.7260	0.6123	2.3383
Site Preparation/Demolition + Drainage/Utilities/Trenching	4.06	53.80	134.99	0.31	10.57	0.72	11.30	1.80	0.66	2.46
Site Preparation/Demolition + Drainage/Utilities/Trenching + Grading/Excavation	8.82	140.04	224.83	0.62	14.28	1.67	15.95	2.66	1.49	4.15
Drainage/Utilities/Trenching + Grading/Excavation	5.14	87.86	112.18	0.35	4.05	0.99	5.04	0.93	0.88	1.81
Grading/Excavation	5.17	86.23	89.84	0.32	3.71	0.95	4.66	0.86	0.83	1.69
Grading/Excavation + Foundation/Concrete Pour/Garage	13.78	240.30	239.81	0.77	8.58	2.14	10.72	1.99	1.88	3.87
2021										
Grading/Excavation + Foundation/Concrete Pour/Garage	11.59	201.33	224.92	0.70	7.81	1.63	9.44	1.81	1.39	3.20
Foundation/Concrete Pour/Garage	7.37	124.25	138.01	0.40	4.34	0.86	5.20	1.00	0.74	1.74
Garage + Building Construction	10.83	155.18	280.40	0.73	14.75	1.25	16.00	3.22	1.11	4.33
Building Construction	3.46	30.93	142.39	0.33	10.40	0.39	10.80	2.22	0.37	2.59
2022										
Building Construction	3.26	30.31	137.39	0.32	10.43	0.35	10.78	2.22	0.33	2.55
Building Construction + Architectural Coating	22.01	31.38	139.09	0.33	10.68	0.36	11.04	2.28	0.33	2.61
2023										
Building Construction + Architectural Coating	21.50	23.92	129.70	0.31	10.30	0.31	10.61	2.19	0.29	2.49
Building Construction + Architectural Coating +Paving	22.80	47.06	170.80	0.43	11.91	0.47	12.38	2.56	0.40	2.97
Building Construction + Architectural Coating	21.55	24.81	131.32	0.31	10.56	0.31	10.87	2.25	0.30	2.55
2024										
Building Construction + Architectural Coating	21.36	22.87	126.43	0.30	10.51	0.31	10.81	2.24	0.29	2.53
2025										
Building Construction + Architectural Coating	21.19	21.13	122.08	0.29	10.48	0.30	10.78	2.23	0.28	2.52
Building Construction	2.45	20.26	120.62	0.29	10.23	0.29	10.53	2.18	0.28	2.46
	22.80	**240.30**	**280.40**	**0.77**	**14.75**	**2.14**	**16.00**	**3.22**	**1.88**	**4.33**

Air Quality Construction Analysis

Summer	Onsite Emissions									
	ROG	NOX	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total
Localized Emissions	lb/day									
Demolition/Site Prep - 2020	1.76	9.06	93.98	0.15	8.10	0.23	8.33	1.23	0.23	1.46
Drainage/Utilities/Trenching - 2020	0.33	1.41	20.08	0.03	0.00	0.04	0.04	0.00	0.04	0.04
Grading/Excavation - 2020	1.17	6.51	55.31	0.09	0.09	0.15	0.24	0.01	0.15	0.16
Grading/Excavation - 2021	1.17	6.51	55.31	0.09	0.09	0.15	0.24	0.01	0.15	0.16
Foundation/Concrete Pours/Parking Garage 2020	1.10	7.14	61.56	0.10	0.00	0.14	0.14	0.00	0.14	0.14
Foundation/Concrete Pours/Parking Garage 2021	1.10	7.14	61.56	0.10	0.00	0.14	0.14	0.00	0.14	0.14
Building Construction - 2021	1.58	14.03	75.15	0.13	0.00	0.19	0.19	0.00	0.19	0.19
Building Construction - 2022	1.58	14.03	75.15	0.13	0.00	0.19	0.19	0.00	0.19	0.19
Building Construction - 2023	1.58	14.03	75.15	0.13	0.00	0.19	0.19	0.00	0.19	0.19
Building Construction - 2024	1.58	14.03	75.15	0.13	0.00	0.19	0.19	0.00	0.19	0.19
Building Construction - 2025	1.58	14.03	75.15	0.13	0.00	0.19	0.19	0.00	0.19	0.19
Architectural Coating - 2022	18.68	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
Architectural Coating - 2023	18.68	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
Architectural Coating - 2024	18.68	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
Architectural Coating - 2025	18.68	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
Paving - 2023	0.52	2.27	27.19	0.05	0.00	0.07	0.07	0.00	0.07	0.07

Sequential Phasing										
2020	ROG	NOX	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	Total PM2.5
Demolition/Site Preparation	1.76	9.06	93.98	0.15	8.10	0.23	8.33	1.23	0.23	1.46
Site Preparation/Demolition + Drainage/Utilities/Trenching	2.08	10.47	114.06	0.18	8.10	0.27	8.38	1.23	0.27	1.50
Site Preparation/Demolition + Drainage/Utilities/Trenching + Grading/Excavation	3.25	16.98	169.37	0.27	8.19	0.42	8.61	1.24	0.42	1.66
Drainage/Utilities/Trenching + Grading/Excavation	1.50	7.92	75.39	0.12	0.09	0.19	0.28	0.01	0.19	0.21
Grading/Excavation	1.17	6.51	55.31	0.09	0.09	0.15	0.24	0.01	0.15	0.16
Grading/Excavaton + Foundation/Concrete Pour/Building Garage	2.27	13.65	116.88	0.19	0.09	0.29	0.37	0.01	0.29	0.30
2021										
Grading/Excavaton + Foundation/Concrete Pour/Building Garage	2.27	13.65	116.88	0.19	0.09	0.29	0.37	0.01	0.29	0.30
Foundation/Concrete Pour/Garage	1.17	6.51	55.31	0.09	0.09	0.15	0.24	0.01	0.15	0.16
Foundation/Concrete Pour/Building Garage + Building Construction	2.68	21.17	136.72	0.23	0.00	0.32	0.32	0.00	0.32	0.32
Building Construction	1.58	14.03	75.15	0.13	0.00	0.19	0.19	0.00	0.19	0.19
2022										
Building Construction	1.58	14.03	75.15	0.13	0.00	0.19	0.19	0.00	0.19	0.19
Building Construction + Architectural Coating	20.26	14.03	75.15	0.13	0.00	0.19	0.19	0.00	0.19	0.19
2023										
Building Construction + Architectural Coating	20.26	14.03	75.15	0.13	0.00	0.19	0.19	0.00	0.19	0.19
Building Construction + Architectural Coating + Paving	20.79	16.30	102.34	0.17	0.00	0.25	0.25	0.00	0.25	0.25
2024										
Building Construction	1.58	14.03	75.15	0.13	0.00	0.19	0.19	0.00	0.19	0.19
Building Construction + Architectural Coating	20.26	14.03	75.15	0.13	0.00	0.19	0.19	0.00	0.19	0.19
2025										
Building Construction + Architectural Coating	20.26	14.03	75.15	0.13	0.00	0.19	0.19	0.00	0.19	0.19
Building Construction	1.58	14.03	75.15	0.13	0.00	0.19	0.19	0.00	0.19	0.19
Daily Maximum Emissions	**20.79**	**21.17**	**169.37**	**0.27**	**8.19**	**0.42**	**8.61**	**1.24**	**0.42**	**1.66**

Localized Significance Thresholds (LST)

Source Receptor Area #1: Central LA
5-acre site with 25-meter receptor distance
Based on SCAQMD Mass Rate LST Look Up Tables

Pollutant	lb/day
Nox	161
CO	1861
PM10	16
PM2.5	8

670 Mesquit Project w/out Mitigation

South Coast AQMD Air District, Summer

1.0 Project Characteristics

1.1 Land Usage

Land Uses	Size	Metric	Lot Acreage	Floor Surface Area	Population
General Office Building	944.05	1000sqft	1.00	944,055.00	0
User Defined Commercial	93.62	User Defined Unit	0.20	0.00	0
Enclosed Parking with Elevator	2,000.00	Space	0.25	800,000.00	0
City Park	3.26	Acre	3.26	141,876.00	0
Health Club	62.15	1000sqft	0.25	62,148.00	0
High Turnover (Sit Down Restaurant)	44.79	1000sqft	0.50	44,788.00	0
Hotel	236.00	Room	0.50	158,647.00	0
Quality Restaurant	73.65	1000sqft	1.00	73,646.00	0
User Defined Recreational	3.03	User Defined Unit	3.03	132,000.00	0
Apartments High Rise	308.00	Dwelling Unit	0.50	307,907.00	749
Regional Shopping Center	79.24	1000sqft	0.30	79,240.00	0
Supermarket	28.05	1000sqft	0.50	28,054.00	0
User Defined Retail	800.00	User Defined Unit	0.20	0.00	0

1.2 Other Project Characteristics

Urbanization	Urban	**Wind Speed (m/s)**	2.2	**Precipitation Freq (Days)**	31
Climate Zone	12			**Operational Year**	2025
Utility Company	Los Angeles Department of Water & Power				
CO2 Intensity (lb/MWhr)	1227.89	**CH4 Intensity (lb/MWhr)**	0.029	**N2O Intensity (lb/MWhr)**	0.006

1.3 User Entered Comments & Non-Default Data

Project Characteristics -

Land Use - MCC data

Construction Phase - MCC

Off-road Equipment - MCC

Off-road Equipment - MCC

Welding Machines are Gas Powered - per Construction data - set to zero part of default mix

Off-road Equipment - MCC

Off-road Equipment - MCC

Off-road Equipment - Crane = 7*10/8

1 generator set per 2 generated lights

Off-road Equipment - MCC

Off-road Equipment - MCC

Trips and VMT - MCC Truck spreadsheets

Demolition -

Grading - MCC

Woodstoves - No fireplaces

Land Use Change -

Sequestration -

Construction Off-road Equipment Mitigation -

Table Name	Column Name	Default Value	New Value
tblArchitecturalCoating	ConstArea_Nonresidential_Exterior	695,289.00	808,098.00
tblArchitecturalCoating	ConstArea_Nonresidential_Interior	2,085,867.00	2,424,293.00
tblAreaCoating	Area_Nonresidential_Exterior	695289	788802
tblAreaCoating	Area_Nonresidential_Interior	2085867	2366405
tblAreaCoating	Area_Residential_Exterior	207837	207900
tblAreaCoating	Area_Residential_Interior	623512	623700
tblConstDustMitigation	WaterUnpavedRoadVehicleSpeed	0	15
tblConstructionPhase	NumDays	20.00	917.00
tblConstructionPhase	NumDays	230.00	254.00
tblConstructionPhase	NumDays	230.00	1,255.00

tblConstructionPhase	NumDays	20.00	47.00
tblConstructionPhase	NumDays	20.00	302.00
tblConstructionPhase	NumDays	20.00	71.00
tblConstructionPhase	NumDaysWeek	5.00	6.00
tblConstructionPhase	NumDaysWeek	5.00	6.00
tblConstructionPhase	NumDaysWeek	5.00	6.00
tblConstructionPhase	NumDaysWeek	5.00	6.00
tblConstructionPhase	NumDaysWeek	5.00	6.00
tblConstructionPhase	NumDaysWeek	5.00	6.00
tblConstructionPhase	NumDaysWeek	5.00	6.00
tblFireplaces	FireplaceWoodMass	1,019.20	0.00
tblFireplaces	NumberGas	261.80	0.00
tblFireplaces	NumberNoFireplace	30.80	308.00
tblFireplaces	NumberWood	15.40	0.00
tblGrading	AcresOfGrading	566.25	5.45
tblGrading	MaterialExported	0.00	531,319.00
tblLandUse	LandUseSquareFeet	944,050.00	944,055.00
tblLandUse	LandUseSquareFeet	142,005.60	141,876.00
tblLandUse	LandUseSquareFeet	62,150.00	62,148.00
tblLandUse	LandUseSquareFeet	44,790.00	44,788.00
tblLandUse	LandUseSquareFeet	342,672.00	158,647.00
tblLandUse	LandUseSquareFeet	0.00	132,000.00
tblLandUse	LandUseSquareFeet	308,000.00	307,907.00
tblLandUse	LandUseSquareFeet	28,050.00	28,054.00
tblLandUse	LotAcreage	21.67	1.00
tblLandUse	LotAcreage	0.00	0.20
tblLandUse	LotAcreage	18.00	0.25
tblLandUse	LotAcreage	1.43	0.25
tblLandUse	LotAcreage	1.03	0.50
tblLandUse	LotAcreage	7.87	0.50

tblLandUse	LotAcreage	1.69	1.00
tblLandUse	LotAcreage	0.00	3.03
tblLandUse	LotAcreage	4.97	0.50
tblLandUse	LotAcreage	1.82	0.30
tblLandUse	LotAcreage	0.64	0.50
tblLandUse	LotAcreage	0.00	0.20
tblLandUse	Population	881.00	749.00
tblOffRoadEquipment	HorsePower	97.00	203.00
tblOffRoadEquipment	LoadFactor	0.37	0.36
tblOffRoadEquipment	OffRoadEquipmentUnitAmount	1.00	4.00
tblOffRoadEquipment	OffRoadEquipmentUnitAmount	3.00	4.00
tblOffRoadEquipment	OffRoadEquipmentUnitAmount	2.00	0.00
tblOffRoadEquipment	OffRoadEquipmentUnitAmount	1.00	2.00
tblOffRoadEquipment	OffRoadEquipmentUnitAmount	1.00	0.00
tblOffRoadEquipment	OffRoadEquipmentUnitAmount	3.00	4.00
tblOffRoadEquipment	OffRoadEquipmentUnitAmount	3.00	2.00
tblOffRoadEquipment	OffRoadEquipmentUnitAmount	1.00	4.00
tblOffRoadEquipment	OffRoadEquipmentUnitAmount	3.00	0.00
tblOffRoadEquipment	OffRoadEquipmentUnitAmount	1.00	0.00
tblOffRoadEquipment	OffRoadEquipmentUnitAmount	1.00	4.00
tblOffRoadEquipment	OffRoadEquipmentUnitAmount	3.00	4.00
tblOffRoadEquipment	OffRoadEquipmentUnitAmount	1.00	0.00
tblOffRoadEquipment	OffRoadEquipmentUnitAmount	3.00	0.00
tblOffRoadEquipment	OffRoadEquipmentUnitAmount	1.00	0.00
tblOffRoadEquipment	OffRoadEquipmentUnitAmount	1.00	0.00
tblOffRoadEquipment	OffRoadEquipmentUnitAmount	2.00	0.00
tblOffRoadEquipment	OffRoadEquipmentUnitAmount	2.00	1.00
tblOffRoadEquipment	UsageHours	8.00	10.00
tblOffRoadEquipment	UsageHours	8.00	10.00
tblOffRoadEquipment	UsageHours	8.00	10.00

tblOffRoadEquipment	UsageHours	8.00	10.00
tblOffRoadEquipment	UsageHours	8.00	10.00
tblOffRoadEquipment	UsageHours	8.00	10.00
tblOffRoadEquipment	UsageHours	8.00	10.00
tblOffRoadEquipment	UsageHours	7.00	9.00
tblOffRoadEquipment	UsageHours	8.00	10.00
tblOffRoadEquipment	UsageHours	8.00	10.00
tblOffRoadEquipment	UsageHours	7.00	9.00
tblOffRoadEquipment	UsageHours	8.00	10.00
tblOffRoadEquipment	UsageHours	8.00	10.00
tblOffRoadEquipment	UsageHours	8.00	10.00
tblSequestration	NumberOfNewTrees	0.00	115.00
tblSolidWaste	SolidWasteGenerationRate	67.21	69.94
tblWater	IndoorWaterUseRate	22,355,257.92	23,265,859.06
tblWater	OutdoorWaterUseRate	1,426,931.36	1,485,054.83
tblWoodstoves	NumberCatalytic	15.40	0.00
tblWoodstoves	NumberNoncatalytic	15.40	0.00
tblWoodstoves	WoodstoveWoodMass	999.60	0.00

2.0 Emissions Summary

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					
2020	16.8333	167.1197	144.3337	0.2700	20.9984	8.4952	29.4936	3.1785	7.9831	11.1617	0.0000	26,011.8347	26,011.8347	6.8960	0.0000	26,184.2338
2021	13.8385	126.1555	124.2275	0.2250	0.2181	6.5852	6.5852	0.0322	6.3952	6.3952	0.0000	21,468.5004	21,468.5004	3.8082	0.0000	21,545.9996
2022	25.8221	65.5775	66.7109	0.1256	0.0000	3.1852	3.1852	0.0000	3.0663	3.0663	0.0000	12,012.4953	12,012.4953	2.1535	0.0000	12,066.3324
2023	27.5837	82.0631	88.6434	0.1706	0.0000	3.7740	3.7740	0.0000	3.6117	3.6117	0.0000	16,346.8155	16,346.8155	3.1944	0.0000	16,426.6748
2024	24.9549	56.1084	65.9371	0.1256	0.0000	2.4684	2.4684	0.0000	2.3724	2.3724	0.0000	12,012.2040	12,012.2040	2.1045	0.0000	12,064.8171
2025	24.5693	51.8439	65.6331	0.1256	0.0000	2.1533	2.1533	0.0000	2.0674	2.0674	0.0000	12,012.4263	12,012.4263	2.0851	0.0000	12,064.5542
Maximum	**27.5837**	**167.1197**	**144.3337**	**0.2700**	**20.9984**	**8.4952**	**29.4936**	**3.1785**	**7.9831**	**11.1617**	**0.0000**	**26,011.8347**	**26,011.8347**	**6.8960**	**0.0000**	**26,184.2338**

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					
2020	16.8333	167.1197	144.3337	0.2700	8.1894	8.4952	16.6846	1.2396	7.9831	9.2228	0.0000	26,011.8346	26,011.8346	6.8960	0.0000	26,184.2337
2021	13.8385	126.1555	124.2275	0.2250	0.0851	6.5852	6.5852	0.0126	6.3952	6.3952	0.0000	21,468.5004	21,468.5004	3.8082	0.0000	21,545.9995
2022	25.8221	65.5775	66.7109	0.1256	0.0000	3.1852	3.1852	0.0000	3.0663	3.0663	0.0000	12,012.4952	12,012.4952	2.1535	0.0000	12,066.3323
2023	27.5837	82.0631	88.6434	0.1706	0.0000	3.7740	3.7740	0.0000	3.6117	3.6117	0.0000	16,346.8154	16,346.8154	3.1944	0.0000	16,426.6748
2024	24.9549	56.1084	65.9371	0.1256	0.0000	2.4684	2.4684	0.0000	2.3724	2.3724	0.0000	12,012.2040	12,012.2040	2.1045	0.0000	12,064.8171
2025	24.5693	51.8439	65.6331	0.1256	0.0000	2.1533	2.1533	0.0000	2.0674	2.0674	0.0000	12,012.4263	12,012.4263	2.0851	0.0000	12,064.5542
Maximum	**27.5837**	**167.1197**	**144.3337**	**0.2700**	**8.1894**	**8.4952**	**16.6846**	**1.2396**	**7.9831**	**9.2228**	**0.0000**	**26,011.8346**	**26,011.8346**	**6.8960**	**0.0000**	**26,184.2337**

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio-CO2	Total CO2	CH4	N20	CO2e
Percent Reduction	0.00	0.00	0.00	0.00	61.00	0.00	26.88	61.00	0.00	6.76	0.00	0.00	0.00	0.00	0.00	0.00

3.0 Construction Detail

Construction Phase

Phase Number	Phase Name	Phase Type	Start Date	End Date	Num Days Week	Num Days	Phase Description
1	Demolition/Site Preparation	Demolition	1/6/2020	2/28/2020	6	47	
2	Drainage/Utilities/Trenching	Trenching	1/21/2020	3/30/2020	6	60	
3	Grading/Excavaton	Grading	2/17/2020	2/2/2021	6	302	
4	Foundation/Parking Garage	Building Construction	11/12/2020	9/3/2021	6	254	
5	Building Construction	Building Construction	5/4/2021	5/6/2025	6	1255	
6	Architectural Coating	Architectural Coating	3/18/2022	2/19/2025	6	917	
7	Paving	Paving	7/11/2023	9/30/2023	6	71	

Acres of Grading (Site Preparation Phase): 0

Acres of Grading (Grading Phase): 0

Acres of Paving: 0.25

Residential Indoor: 623,512; Residential Outdoor: 207,837; Non-Residential Indoor: 2,424,293; Non-Residential Outdoor: 808,098; Striped

OffRoad Equipment

Phase Name	Offroad Equipment Type	Amount	Usage Hours	Horse Power	Load Factor
Demolition/Site Preparation	Air Compressors	2	10.00	78	0.48
Demolition/Site Preparation	Concrete/Industrial Saws	4	10.00	81	0.73
Demolition/Site Preparation	Crushing/Proc. Equipment	1	10.00	85	0.78
Demolition/Site Preparation	Excavators	4	10.00	158	0.38
Demolition/Site Preparation	Excavators	3	10.00	158	0.38
Demolition/Site Preparation	Forklifts	2	10.00	89	0.20
Demolition/Site Preparation	Rubber Tired Dozers	0	8.00	247	0.40
Demolition/Site Preparation	Rubber Tired Loaders	2	10.00	203	0.36
Demolition/Site Preparation	Sweepers/Scrubbers	1	10.00	64	0.46
Demolition/Site Preparation	Tractors/Loaders/Backhoes	2	10.00	97	0.37
Demolition/Site Preparation	Tractors/Loaders/Backhoes	3	10.00	203	0.36
Drainage/Utilities/Trenching	Air Compressors	1	10.00	78	0.48
Drainage/Utilities/Trenching	Concrete/Industrial Saws	1	10.00	81	0.73
Drainage/Utilities/Trenching	Excavators	1	10.00	158	0.38
Drainage/Utilities/Trenching	Forklifts	1	10.00	89	0.20
Drainage/Utilities/Trenching	Tractors/Loaders/Backhoes	2	10.00	97	0.37
Grading/Excavaton	Bore/Drill Rigs	1	10.00	221	0.50
Grading/Excavaton	Cranes	1	10.00	231	0.29
Grading/Excavaton	Crawler Tractors	2	10.00	212	0.43
Grading/Excavaton	Excavators	2	10.00	158	0.38
Grading/Excavaton	Forklifts	1	10.00	89	0.20
Grading/Excavaton	Graders	1	10.00	187	0.41
Grading/Excavaton	Rubber Tired Dozers	0	8.00	247	0.40
Grading/Excavaton	Sweepers/Scrubbers	1	10.00	64	0.46
Grading/Excavaton	Tractors/Loaders/Backhoes	3	10.00	97	0.37
Grading/Excavaton	Tractors/Loaders/Backhoes	4	10.00	97	0.37
Foundation/Parking Garage	Aerial Lifts	1	10.00	63	0.31
Foundation/Parking Garage	Air Compressors	2	10.00	78	0.48

Foundation/Parking Garage	Cranes	1	9.00	231	0.29
Foundation/Parking Garage	Forklifts	2	10.00	89	0.20
Foundation/Parking Garage	Generator Sets	4	10.00	84	0.74
Foundation/Parking Garage	Pumps	5	10.00	84	0.74
Foundation/Parking Garage	Sweepers/Scrubbers	1	10.00	64	0.46
Foundation/Parking Garage	Tractors/Loaders/Backhoes	0	7.00	97	0.37
Foundation/Parking Garage	Welders	0	8.00	46	0.45
Building Construction	Aerial Lifts	6	10.00	63	0.31
Building Construction	Air Compressors	4	10.00	78	0.48
Building Construction	Concrete/Industrial Saws	2	10.00	81	0.73
Building Construction	Cranes	4	9.00	231	0.29
Building Construction	Forklifts	4	10.00	89	0.20
Building Construction	Generator Sets	0	8.00	84	0.74
Building Construction	Pumps	4	10.00	84	0.74
Building Construction	Rubber Tired Loaders	1	10.00	203	0.36
Building Construction	Sweepers/Scrubbers	1	10.00	64	0.46
Building Construction	Tractors/Loaders/Backhoes	0	7.00	97	0.37
Building Construction	Welders	0	8.00	46	0.45
Architectural Coating		0		0	
Architectural Coating	Air Compressors	0	6.00	78	0.48
Paving	Air Compressors	1	10.00	78	0.48
Paving	Concrete/Industrial Saws	1	10.00	81	0.73
Paving	Graders	1	10.00	187	0.41
Paving	Pavers	0	8.00	130	0.42
Paving	Paving Equipment	1	10.00	132	0.36
Paving	Rollers	2	10.00	80	0.38
Paving	Surfacing Equipment	1	10.00	263	0.30
Paving	Tractors/Loaders/Backhoes	1	10.00	97	0.37

3.1 Mitigation Measures Construction

Use Soil Stabilizer

Water Exposed Area

Reduce Vehicle Speed on Unpaved Roads

3.2 Demolition/Site Preparation - 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					
Fugitive Dust					20.7803	0.0000	20.7803	3.1463	0.0000	3.1463			0.0000			0.0000
Off-Road	8.9782	83.6386	79.5743	0.1490		4.2924	4.2924		4.0819	4.0819		14,324.9214	14,324.9214	3.4242		14,410.5274
Total	**8.9782**	**83.6386**	**79.5743**	**0.1490**	**20.7803**	**4.2924**	**25.0726**	**3.1463**	**4.0819**	**7.2282**		**14,324.9214**	**14,324.9214**	**3.4242**		**14,410.5274**

Mitigated Construction On-Site

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	lb/day										lb/day					
Fugitive Dust					8.1043	0.0000	8.1043	1.2271	0.0000	1.2271			0.0000			0.0000
Off-Road	8.9782	83.6386	79.5743	0.1490		4.2924	4.2924		4.0819	4.0819	0.0000	14,324.9214	14,324.9214	3.4242		14,410.5274
Total	**8.9782**	**83.6386**	**79.5743**	**0.1490**	**8.1043**	**4.2924**	**12.3967**	**1.2271**	**4.0819**	**5.3090**	**0.0000**	**14,324.9214**	**14,324.9214**	**3.4242**		**14,410.5274**

3.3 Drainage/Utilities/Trenching - 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	1.9364	16.8302	18.9199	0.0289		1.0323	1.0323		0.9843	0.9843		2,772.0187	2,772.0187	0.5885		2,786.7303
Total	**1.9364**	**16.8302**	**18.9199**	**0.0289**		**1.0323**	**1.0323**		**0.9843**	**0.9843**		**2,772.0187**	**2,772.0187**	**0.5885**		**2,786.7303**

Mitigated Construction On-Site

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	lb/day										lb/day					
Off-Road	1.9364	16.8302	18.9199	0.0289		1.0323	1.0323		0.9843	0.9843	0.0000	2,772.0187	2,772.0187	0.5885		2,786.7303
Total	**1.9364**	**16.8302**	**18.9199**	**0.0289**		**1.0323**	**1.0323**		**0.9843**	**0.9843**	**0.0000**	**2,772.0187**	**2,772.0187**	**0.5885**		**2,786.7303**

3.4 Grading/Excavaton - 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					
Fugitive Dust					0.2181	0.0000	0.2181	0.0322	0.0000	0.0322			0.0000			0.0000
Off-Road	5.9186	66.6509	45.8396	0.0921		3.1706	3.1706		2.9169	2.9169		8,914.8945	8,914.8945	2.8833		8,986.9760
Total	**5.9186**	**66.6509**	**45.8396**	**0.0921**	**0.2181**	**3.1706**	**3.3887**	**0.0322**	**2.9169**	**2.9491**		**8,914.8945**	**8,914.8945**	**2.8833**		**8,986.9760**

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					0.0851	0.0000	0.0851	0.0126	0.0000	0.0126			0.0000			0.0000
Off-Road	5.9186	66.6509	45.8396	0.0921		3.1706	3.1706		2.9169	2.9169	0.0000	8,914.8945	8,914.8945	2.8833		8,986.9760
Total	**5.9186**	**66.6509**	**45.8396**	**0.0921**	**0.0851**	**3.1706**	**3.2556**	**0.0126**	**2.9169**	**2.9295**	**0.0000**	**8,914.8945**	**8,914.8945**	**2.8833**		**8,986.9760**

3.4 Grading/Excavaton - 2021

Unmitigated Construction On-Site

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	lb/day										lb/day					
Fugitive Dust					0.2181	0.0000	0.2181	0.0322	0.0000	0.0322			0.0000			0.0000
Off-Road	5.4413	60.6832	45.2229	0.0921		2.7835	2.7835		2.5609	2.5609		8,917.6263	8,917.6263	2.8841		8,989.7298
Total	**5.4413**	**60.6832**	**45.2229**	**0.0921**	**0.2181**	**2.7835**	**3.0016**	**0.0322**	**2.5609**	**2.5931**		**8,917.6263**	**8,917.6263**	**2.8841**		**8,989.7298**

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					0.0851	0.0000	0.0851	0.0126	0.0000	0.0126			0.0000			0.0000
Off-Road	5.4413	60.6832	45.2229	0.0921		2.7835	2.7835		2.5609	2.5609	0.0000	8,917.6263	8,917.6263	2.8841		8,989.7298
Total	**5.4413**	**60.6832**	**45.2229**	**0.0921**	**0.0851**	**2.7835**	**2.8686**	**0.0126**	**2.5609**	**2.5734**	**0.0000**	**8,917.6263**	**8,917.6263**	**2.8841**		**8,989.7298**

3.5 Foundation/Parking Garage - 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	6.7045	58.0851	57.3309	0.0995		3.3893	3.3893		3.3299	3.3299		9,457.0098	9,457.0098	0.9693		9,481.2419
Total	**6.7045**	**58.0851**	**57.3309**	**0.0995**		**3.3893**	**3.3893**		**3.3299**	**3.3299**		**9,457.0098**	**9,457.0098**	**0.9693**		**9,481.2419**

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	6.7045	58.0851	57.3309	0.0995		3.3893	3.3893		3.3299	3.3299	0.0000	9,457.0098	9,457.0098	0.9693		9,481.2419
Total	**6.7045**	**58.0851**	**57.3309**	**0.0995**		**3.3893**	**3.3893**		**3.3299**	**3.3299**	**0.0000**	**9,457.0098**	**9,457.0098**	**0.9693**		**9,481.2419**

3.5 Foundation/Parking Garage - 2021

Unmitigated Construction On-Site

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	lb/day										lb/day					
Off-Road	6.0147	52.7084	56.8176	0.0995		2.8965	2.8965		2.8458	2.8458		9,456.9594	9,456.9594	0.9240		9,480.0597
Total	**6.0147**	**52.7084**	**56.8176**	**0.0995**		**2.8965**	**2.8965**		**2.8458**	**2.8458**		**9,456.9594**	**9,456.9594**	**0.9240**		**9,480.0597**

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	6.0147	52.7084	56.8176	0.0995		2.8965	2.8965		2.8458	2.8458	0.0000	9,456.9594	9,456.9594	0.9240		9,480.0597
Total	**6.0147**	**52.7084**	**56.8176**	**0.0995**		**2.8965**	**2.8965**		**2.8458**	**2.8458**	**0.0000**	**9,456.9594**	**9,456.9594**	**0.9240**		**9,480.0597**

3.6 Building Construction - 2021

Unmitigated Construction On-Site

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	lb/day										lb/day					
Off-Road	7.8238	73.4471	67.4099	0.1255		3.6887	3.6887		3.5494	3.5494		12,011.5410	12,011.5410	2.1760		12,065.9399
Total	**7.8238**	**73.4471**	**67.4099**	**0.1255**		**3.6887**	**3.6887**		**3.5494**	**3.5494**		**12,011.5410**	**12,011.5410**	**2.1760**		**12,065.9399**

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	7.8238	73.4471	67.4099	0.1255		3.6887	3.6887		3.5494	3.5494	0.0000	12,011.5410	12,011.5410	2.1760		12,065.9398
Total	**7.8238**	**73.4471**	**67.4099**	**0.1255**		**3.6887**	**3.6887**		**3.5494**	**3.5494**	**0.0000**	**12,011.5410**	**12,011.5410**	**2.1760**		**12,065.9398**

3.6 Building Construction - 2022

Unmitigated Construction On-Site

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	lb/day										lb/day					
Off-Road	7.1403	65.5775	66.7109	0.1256		3.1852	3.1852		3.0663	3.0663		12,012.4953	12,012.4953	2.1535		12,066.3324
Total	**7.1403**	**65.5775**	**66.7109**	**0.1256**		**3.1852**	**3.1852**		**3.0663**	**3.0663**		**12,012.4953**	**12,012.4953**	**2.1535**		**12,066.3324**

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	7.1403	65.5775	66.7109	0.1256		3.1852	3.1852		3.0663	3.0663	0.0000	12,012.4952	12,012.4952	2.1535		12,066.3323
Total	**7.1403**	**65.5775**	**66.7109**	**0.1256**		**3.1852**	**3.1852**		**3.0663**	**3.0663**	**0.0000**	**12,012.4952**	**12,012.4952**	**2.1535**		**12,066.3323**

3.6 Building Construction - 2023

Unmitigated Construction On-Site

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	lb/day										lb/day					
Off-Road	6.6704	60.3297	66.2982	0.1256		2.7968	2.7968		2.6904	2.6904		12,012.3189	12,012.3189	2.1193		12,065.3003
Total	**6.6704**	**60.3297**	**66.2982**	**0.1256**		**2.7968**	**2.7968**		**2.6904**	**2.6904**		**12,012.3189**	**12,012.3189**	**2.1193**		**12,065.3003**

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	6.6704	60.3297	66.2982	0.1256		2.7968	2.7968		2.6904	2.6904	0.0000	12,012.3189	12,012.3189	2.1193		12,065.3003
Total	**6.6704**	**60.3297**	**66.2982**	**0.1256**		**2.7968**	**2.7968**		**2.6904**	**2.6904**	**0.0000**	**12,012.3189**	**12,012.3189**	**2.1193**		**12,065.3003**

3.6 Building Construction - 2024

Unmitigated Construction On-Site

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	lb/day										lb/day					
Off-Road	6.2730	56.1084	65.9371	0.1256		2.4684	2.4684		2.3724	2.3724		12,012.2040	12,012.2040	2.1045		12,064.8171
Total	**6.2730**	**56.1084**	**65.9371**	**0.1256**		**2.4684**	**2.4684**		**2.3724**	**2.3724**		**12,012.2040**	**12,012.2040**	**2.1045**		**12,064.8171**

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	6.2730	56.1084	65.9371	0.1256		2.4684	2.4684		2.3724	2.3724	0.0000	12,012.2040	12,012.2040	2.1045		12,064.8171
Total	**6.2730**	**56.1084**	**65.9371**	**0.1256**		**2.4684**	**2.4684**		**2.3724**	**2.3724**	**0.0000**	**12,012.2040**	**12,012.2040**	**2.1045**		**12,064.8171**

3.6 Building Construction - 2025

Unmitigated Construction On-Site

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	lb/day										lb/day					
Off-Road	5.8874	51.8439	65.6331	0.1256		2.1533	2.1533		2.0674	2.0674		12,012.4263	12,012.4263	2.0851		12,064.5542
Total	**5.8874**	**51.8439**	**65.6331**	**0.1256**		**2.1533**	**2.1533**		**2.0674**	**2.0674**		**12,012.4263**	**12,012.4263**	**2.0851**		**12,064.5542**

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	5.8874	51.8439	65.6331	0.1256		2.1533	2.1533		2.0674	2.0674	0.0000	12,012.4263	12,012.4263	2.0851		12,064.5542
Total	**5.8874**	**51.8439**	**65.6331**	**0.1256**		**2.1533**	**2.1533**		**2.0674**	**2.0674**	**0.0000**	**12,012.4263**	**12,012.4263**	**2.0851**		**12,064.5542**

3.7 Architectural Coating - 2022

Unmitigated Construction On-Site

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	lb/day										lb/day					
Archit. Coating	18.6819					0.0000	0.0000		0.0000	0.0000			0.0000			0.0000
Off-Road	0.0000	0.0000	0.0000	0.0000		0.0000	0.0000		0.0000	0.0000		0.0000	0.0000	0.0000		0.0000
Total	**18.6819**	**0.0000**	**0.0000**	**0.0000**		**0.0000**	**0.0000**		**0.0000**	**0.0000**		**0.0000**	**0.0000**	**0.0000**		**0.0000**

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	18.6819					0.0000	0.0000		0.0000	0.0000			0.0000			0.0000
Off-Road	0.0000	0.0000	0.0000	0.0000		0.0000	0.0000		0.0000	0.0000	0.0000	0.0000	0.0000	0.0000		0.0000
Total	**18.6819**	**0.0000**	**0.0000**	**0.0000**		**0.0000**	**0.0000**		**0.0000**	**0.0000**	**0.0000**	**0.0000**	**0.0000**	**0.0000**		**0.0000**

3.7 Architectural Coating - 2023

Unmitigated Construction On-Site

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	lb/day										lb/day					
Archit. Coating	18.6819					0.0000	0.0000		0.0000	0.0000			0.0000			0.0000
Off-Road	0.0000	0.0000	0.0000	0.0000		0.0000	0.0000		0.0000	0.0000		0.0000	0.0000	0.0000		0.0000
Total	**18.6819**	**0.0000**	**0.0000**	**0.0000**		**0.0000**	**0.0000**		**0.0000**	**0.0000**		**0.0000**	**0.0000**	**0.0000**		**0.0000**

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	18.6819					0.0000	0.0000		0.0000	0.0000			0.0000			0.0000
Off-Road	0.0000	0.0000	0.0000	0.0000		0.0000	0.0000		0.0000	0.0000	0.0000	0.0000	0.0000	0.0000		0.0000
Total	**18.6819**	**0.0000**	**0.0000**	**0.0000**		**0.0000**	**0.0000**		**0.0000**	**0.0000**	**0.0000**	**0.0000**	**0.0000**	**0.0000**		**0.0000**

3.7 Architectural Coating - 2024

Unmitigated Construction On-Site

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	lb/day										lb/day					
Archit. Coating	18.6819					0.0000	0.0000		0.0000	0.0000			0.0000			0.0000
Off-Road	0.0000	0.0000	0.0000	0.0000		0.0000	0.0000		0.0000	0.0000		0.0000	0.0000	0.0000		0.0000
Total	**18.6819**	**0.0000**	**0.0000**	**0.0000**		**0.0000**	**0.0000**		**0.0000**	**0.0000**		**0.0000**	**0.0000**	**0.0000**		**0.0000**

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	18.6819					0.0000	0.0000		0.0000	0.0000			0.0000			0.0000
Off-Road	0.0000	0.0000	0.0000	0.0000		0.0000	0.0000		0.0000	0.0000	0.0000	0.0000	0.0000	0.0000		0.0000
Total	**18.6819**	**0.0000**	**0.0000**	**0.0000**		**0.0000**	**0.0000**		**0.0000**	**0.0000**	**0.0000**	**0.0000**	**0.0000**	**0.0000**		**0.0000**

3.7 Architectural Coating - 2025

Unmitigated Construction On-Site

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	lb/day										lb/day					
Archit. Coating	18.6819					0.0000	0.0000		0.0000	0.0000			0.0000			0.0000
Off-Road	0.0000	0.0000	0.0000	0.0000		0.0000	0.0000		0.0000	0.0000		0.0000	0.0000	0.0000		0.0000
Total	**18.6819**	**0.0000**	**0.0000**	**0.0000**		**0.0000**	**0.0000**		**0.0000**	**0.0000**		**0.0000**	**0.0000**	**0.0000**		**0.0000**

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	18.6819					0.0000	0.0000		0.0000	0.0000			0.0000			0.0000
Off-Road	0.0000	0.0000	0.0000	0.0000		0.0000	0.0000		0.0000	0.0000	0.0000	0.0000	0.0000	0.0000		0.0000
Total	**18.6819**	**0.0000**	**0.0000**	**0.0000**		**0.0000**	**0.0000**		**0.0000**	**0.0000**	**0.0000**	**0.0000**	**0.0000**	**0.0000**		**0.0000**

3.8 Paving - 2023

Unmitigated Construction On-Site

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	lb/day										lb/day					
Off-Road	2.2315	21.7335	22.3451	0.0451		0.9772	0.9772		0.9213	0.9213		4,334.4965	4,334.4965	1.0751		4,361.3745
Paving	0.0000					0.0000	0.0000		0.0000	0.0000			0.0000			0.0000
Total	**2.2315**	**21.7335**	**22.3451**	**0.0451**		**0.9772**	**0.9772**		**0.9213**	**0.9213**		**4,334.4965**	**4,334.4965**	**1.0751**		**4,361.3745**

Mitigated Construction On-Site

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	lb/day										lb/day					
Off-Road	2.2315	21.7335	22.3451	0.0451		0.9772	0.9772		0.9213	0.9213	0.0000	4,334.4965	4,334.4965	1.0751		4,361.3745
Paving	0.0000					0.0000	0.0000		0.0000	0.0000			0.0000			0.0000
Total	**2.2315**	**21.7335**	**22.3451**	**0.0451**		**0.9772**	**0.9772**		**0.9213**	**0.9213**	**0.0000**	**4,334.4965**	**4,334.4965**	**1.0751**		**4,361.3745**

670 Mesquit Project w/ Tier4 Final Mitigation

South Coast AQMD Air District, Summer

1.0 Project Characteristics

1.1 Land Usage

Land Uses	Size	Metric	Lot Acreage	Floor Surface Area	Population
General Office Building	944.05	1000sqft	1.00	944,055.00	0
User Defined Commercial	93.62	User Defined Unit	0.20	0.00	0
Enclosed Parking with Elevator	2,000.00	Space	0.25	800,000.00	0
City Park	3.26	Acre	3.26	141,876.00	0
Health Club	62.15	1000sqft	0.25	62,148.00	0
High Turnover (Sit Down Restaurant)	44.79	1000sqft	0.50	44,788.00	0
Hotel	236.00	Room	0.50	158,647.00	0
Quality Restaurant	73.65	1000sqft	1.00	73,646.00	0
User Defined Recreational	3.03	User Defined Unit	0.00	132,000.00	0
Apartments High Rise	308.00	Dwelling Unit	0.50	307,907.00	749
Regional Shopping Center	79.24	1000sqft	0.30	79,240.00	0
Supermarket	28.05	1000sqft	0.50	28,054.00	0
User Defined Retail	800.00	User Defined Unit	0.00	0.00	0

1.2 Other Project Characteristics

Urbanization	Urban	**Wind Speed (m/s)**	2.2	**Precipitation Freq (Days)**	31
Climate Zone	12			**Operational Year**	2025
Utility Company	Los Angeles Department of Water & Power				
CO2 Intensity (lb/MWhr)	1227.89	**CH4 Intensity (lb/MWhr)**	0.029	**N2O Intensity (lb/MWhr)**	0.006

1.3 User Entered Comments & Non-Default Data

Project Characteristics -

Land Use - MCC data 10/26

Construction Phase - MCC

Off-road Equipment - MCC

Off-road Equipment - MCC

Off-road Equipment - MCC

Off-road Equipment - MCC

Off-road Equipment - Crane = 7*10/8

Off-road Equipment - MCC

Off-road Equipment - MCC

Trips and VMT - MCC Truck spreadsheets

Demolition -

Grading - MCC

Vehicle Trips - mcc

Woodstoves - No fireplaces

Land Use Change -

Sequestration -

Construction Off-road Equipment Mitigation - Project with Construction Mitigation for Off-Road Eqpt

Table Name	Column Name	Default Value	New Value
tblArchitecturalCoating	ConstArea_Nonresidential_Exterior	695,289.00	808,098.00
tblArchitecturalCoating	ConstArea_Nonresidential_Interior	2,085,867.00	2,424,293.00
tblAreaCoating	Area_Nonresidential_Exterior	695289	788802
tblAreaCoating	Area_Nonresidential_Interior	2085867	2366405
tblAreaCoating	Area_Residential_Exterior	207837	207900
tblAreaCoating	Area_Residential_Interior	623512	623700
tblConstDustMitigation	WaterUnpavedRoadVehicleSpeed	0	15
tblConstEquipMitigation	NumberOfEquipmentMitigated	0.00	7.00
tblConstEquipMitigation	NumberOfEquipmentMitigated	0.00	10.00
tblConstEquipMitigation	NumberOfEquipmentMitigated	0.00	1.00
tblConstEquipMitigation	NumberOfEquipmentMitigated	0.00	8.00
tblConstEquipMitigation	NumberOfEquipmentMitigated	0.00	6.00
tblConstEquipMitigation	NumberOfEquipmentMitigated	0.00	2.00
tblConstEquipMitigation	NumberOfEquipmentMitigated	0.00	1.00
tblConstEquipMitigation	NumberOfEquipmentMitigated	0.00	10.00
tblConstEquipMitigation	NumberOfEquipmentMitigated	0.00	10.00
tblConstEquipMitigation	NumberOfEquipmentMitigated	0.00	4.00
tblConstEquipMitigation	NumberOfEquipmentMitigated	0.00	2.00
tblConstEquipMitigation	NumberOfEquipmentMitigated	0.00	1.00
tblConstEquipMitigation	NumberOfEquipmentMitigated	0.00	9.00
tblConstEquipMitigation	NumberOfEquipmentMitigated	0.00	2.00
tblConstEquipMitigation	NumberOfEquipmentMitigated	0.00	3.00
tblConstEquipMitigation	NumberOfEquipmentMitigated	0.00	1.00
tblConstEquipMitigation	NumberOfEquipmentMitigated	0.00	4.00
tblConstEquipMitigation	NumberOfEquipmentMitigated	0.00	15.00
tblConstEquipMitigation	Tier	No Change	Tier 4 Final
tblConstEquipMitigation	Tier	No Change	Tier 4 Final
tblConstEquipMitigation	Tier	No Change	Tier 4 Final
tblConstEquipMitigation	Tier	No Change	Tier 4 Final

tblConstEquipMitigation	Tier	No Change	Tier 4 Final
tblConstEquipMitigation	Tier	No Change	Tier 4 Final
tblConstEquipMitigation	Tier	No Change	Tier 4 Final
tblConstEquipMitigation	Tier	No Change	Tier 4 Final
tblConstEquipMitigation	Tier	No Change	Tier 4 Final
tblConstEquipMitigation	Tier	No Change	Tier 4 Final
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tblConstEquipMitigation	Tier	No Change	Tier 4 Final
tblConstEquipMitigation	Tier	No Change	Tier 4 Final
tblConstEquipMitigation	Tier	No Change	Tier 4 Final
tblConstEquipMitigation	Tier	No Change	Tier 4 Final
tblConstEquipMitigation	Tier	No Change	Tier 4 Final
tblConstructionPhase	NumDays	20.00	917.00
tblConstructionPhase	NumDays	230.00	254.00
tblConstructionPhase	NumDays	230.00	1,255.00
tblConstructionPhase	NumDays	20.00	47.00
tblConstructionPhase	NumDays	20.00	302.00
tblConstructionPhase	NumDays	20.00	71.00
tblConstructionPhase	NumDaysWeek	5.00	6.00
tblConstructionPhase	NumDaysWeek	5.00	6.00
tblConstructionPhase	NumDaysWeek	5.00	6.00
tblConstructionPhase	NumDaysWeek	5.00	6.00
tblConstructionPhase	NumDaysWeek	5.00	6.00
tblConstructionPhase	NumDaysWeek	5.00	6.00
tblConstructionPhase	NumDaysWeek	5.00	6.00

tblFireplaces	FireplaceWoodMass	1,019.20	0.00
tblFireplaces	NumberGas	261.80	0.00
tblFireplaces	NumberNoFireplace	30.80	308.00
tblFireplaces	NumberWood	15.40	0.00
tblGrading	AcresOfGrading	566.25	5.45
tblGrading	MaterialExported	0.00	531,319.00
tblLandUse	LandUseSquareFeet	944,050.00	944,055.00
tblLandUse	LandUseSquareFeet	142,005.60	141,876.00
tblLandUse	LandUseSquareFeet	62,150.00	62,148.00
tblLandUse	LandUseSquareFeet	44,790.00	44,788.00
tblLandUse	LandUseSquareFeet	342,672.00	158,647.00
tblLandUse	LandUseSquareFeet	0.00	132,000.00
tblLandUse	LandUseSquareFeet	308,000.00	307,907.00
tblLandUse	LandUseSquareFeet	28,050.00	28,054.00
tblLandUse	LotAcreage	21.67	1.00
tblLandUse	LotAcreage	0.00	0.20
tblLandUse	LotAcreage	18.00	0.25
tblLandUse	LotAcreage	1.43	0.25
tblLandUse	LotAcreage	1.03	0.50
tblLandUse	LotAcreage	7.87	0.50
tblLandUse	LotAcreage	1.69	1.00
tblLandUse	LotAcreage	4.97	0.50
tblLandUse	LotAcreage	1.82	0.30
tblLandUse	LotAcreage	0.64	0.50
tblLandUse	Population	881.00	749.00
tblOffRoadEquipment	HorsePower	97.00	203.00
tblOffRoadEquipment	LoadFactor	0.37	0.36
tblOffRoadEquipment	OffRoadEquipmentUnitAmount	1.00	4.00
tblOffRoadEquipment	OffRoadEquipmentUnitAmount	3.00	4.00
tblOffRoadEquipment	OffRoadEquipmentUnitAmount	2.00	0.00

tblOffRoadEquipment	OffRoadEquipmentUnitAmount	1.00	2.00
tblOffRoadEquipment	OffRoadEquipmentUnitAmount	1.00	0.00
tblOffRoadEquipment	OffRoadEquipmentUnitAmount	3.00	4.00
tblOffRoadEquipment	OffRoadEquipmentUnitAmount	3.00	2.00
tblOffRoadEquipment	OffRoadEquipmentUnitAmount	1.00	4.00
tblOffRoadEquipment	OffRoadEquipmentUnitAmount	3.00	0.00
tblOffRoadEquipment	OffRoadEquipmentUnitAmount	1.00	0.00
tblOffRoadEquipment	OffRoadEquipmentUnitAmount	1.00	4.00
tblOffRoadEquipment	OffRoadEquipmentUnitAmount	3.00	4.00
tblOffRoadEquipment	OffRoadEquipmentUnitAmount	1.00	0.00
tblOffRoadEquipment	OffRoadEquipmentUnitAmount	3.00	0.00
tblOffRoadEquipment	OffRoadEquipmentUnitAmount	1.00	0.00
tblOffRoadEquipment	OffRoadEquipmentUnitAmount	1.00	0.00
tblOffRoadEquipment	OffRoadEquipmentUnitAmount	2.00	0.00
tblOffRoadEquipment	OffRoadEquipmentUnitAmount	2.00	1.00
tblOffRoadEquipment	UsageHours	8.00	10.00
tblOffRoadEquipment	UsageHours	8.00	10.00
tblOffRoadEquipment	UsageHours	8.00	10.00
tblOffRoadEquipment	UsageHours	8.00	10.00
tblOffRoadEquipment	UsageHours	8.00	10.00
tblOffRoadEquipment	UsageHours	8.00	10.00
tblOffRoadEquipment	UsageHours	8.00	10.00
tblOffRoadEquipment	UsageHours	7.00	9.00
tblOffRoadEquipment	UsageHours	8.00	10.00
tblOffRoadEquipment	UsageHours	8.00	10.00
tblOffRoadEquipment	UsageHours	7.00	9.00
tblOffRoadEquipment	UsageHours	8.00	10.00
tblOffRoadEquipment	UsageHours	8.00	10.00
tblOffRoadEquipment	UsageHours	8.00	10.00
tblSequestration	NumberOfNewTrees	0.00	115.00

tblSolidWaste	SolidWasteGenerationRate	67.21	69.94
tblWater	IndoorWaterUseRate	22,355,257.92	23,265,859.06
tblWater	OutdoorWaterUseRate	1,426,931.36	1,485,054.83
tblWoodstoves	NumberCatalytic	15.40	0.00
tblWoodstoves	NumberNoncatalytic	15.40	0.00
tblWoodstoves	WoodstoveWoodMass	999.60	0.00

2.0 Emissions Summary

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					
2020	16.8333	167.1197	144.3337	0.2700	20.9984	8.4952	29.4936	3.1785	7.9831	11.1617	0.0000	26,011.8347	26,011.8347	6.8960	0.0000	26,184.2338
2021	13.8385	126.1555	124.2275	0.2250	0.2181	6.5852	6.5852	0.0322	6.3952	6.3952	0.0000	21,468.5004	21,468.5004	3.8082	0.0000	21,545.9996
2022	25.8221	65.5775	66.7109	0.1256	0.0000	3.1852	3.1852	0.0000	3.0663	3.0663	0.0000	12,012.4953	12,012.4953	2.1535	0.0000	12,066.3324
2023	27.5837	82.0631	88.6434	0.1706	0.0000	3.7740	3.7740	0.0000	3.6117	3.6117	0.0000	16,346.8155	16,346.8155	3.1944	0.0000	16,426.6748
2024	24.9549	56.1084	65.9371	0.1256	0.0000	2.4684	2.4684	0.0000	2.3724	2.3724	0.0000	12,012.2040	12,012.2040	2.1045	0.0000	12,064.8171
2025	24.5693	51.8439	65.6331	0.1256	0.0000	2.1533	2.1533	0.0000	2.0674	2.0674	0.0000	12,012.4263	12,012.4263	2.0851	0.0000	12,064.5542
Maximum	**27.5837**	**167.1197**	**144.3337**	**0.2700**	**20.9984**	**8.4952**	**29.4936**	**3.1785**	**7.9831**	**11.1617**	**0.0000**	**26,011.8347**	**26,011.8347**	**6.8960**	**0.0000**	**26,184.2338**

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					
2020	3.2544	16.9842	169.3687	0.2700	8.1894	0.4235	8.6129	1.2396	0.4235	1.6632	0.0000	26,011.83 46	26,011.834 6	6.8960	0.0000	26,184.23 37
2021	2.6766	21.1714	136.7185	0.2250	0.0851	0.3224	0.3733	0.0126	0.3224	0.3224	0.0000	21,468.50 04	21,468.500 4	3.8082	0.0000	21,545.99 95
2022	20.2630	14.0277	75.1537	0.1256	0.0000	0.1850	0.1850	0.0000	0.1850	0.1850	0.0000	12,012.49 52	12,012.495 2	2.1535	0.0000	12,066.33 23
2023	20.7873	16.2996	102.3397	0.1706	0.0000	0.2549	0.2549	0.0000	0.2549	0.2549	0.0000	16,346.81 54	16,346.815 4	3.1944	0.0000	16,426.67 48
2024	20.2630	14.0277	75.1537	0.1256	0.0000	0.1850	0.1850	0.0000	0.1850	0.1850	0.0000	12,012.20 40	12,012.204 0	2.1045	0.0000	12,064.81 71
2025	20.2630	14.0277	75.1537	0.1256	0.0000	0.1850	0.1850	0.0000	0.1850	0.1850	0.0000	12,012.42 63	12,012.426 3	2.0851	0.0000	12,064.55 42
Maximum	**20.7873**	**21.1714**	**169.3687**	**0.2700**	**8.1894**	**0.4235**	**8.6129**	**1.2396**	**0.4235**	**1.6632**	**0.0000**	**26,011.83 46**	**26,011.834 6**	**6.8960**	**0.0000**	**26,184.23 37**

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio-CO2	Total CO2	CH4	N20	CO2e
Percent Reduction	**34.50**	**82.41**	**-14.11**	**0.00**	**61.00**	**94.17**	**79.45**	**61.00**	**93.90**	**90.25**	**0.00**	**0.00**	**0.00**	**0.00**	**0.00**	**0.00**

3.0 Construction Detail

Construction Phase

Phase Number	Phase Name	Phase Type	Start Date	End Date	Num Days Week	Num Days	Phase Description
1	Demolition/Site Preparation	Demolition	1/6/2020	2/28/2020	6	47	
2	Drainage/Utilities/Trenching	Trenching	1/21/2020	3/30/2020	6	60	
3	Grading/Excavaton	Grading	2/17/2020	2/2/2021	6	302	
4	Foundation/Parking Garage	Building Construction	11/12/2020	9/3/2021	6	254	
5	Building Construction	Building Construction	5/4/2021	5/6/2025	6	1255	
6	Architectural Coating	Architectural Coating	3/18/2022	2/19/2025	6	917	
7	Paving	Paving	7/11/2023	9/30/2023	6	71	

Acres of Grading (Site Preparation Phase): 0

Acres of Grading (Grading Phase): 0

Acres of Paving: 0.25

Residential Indoor: 623,512; Residential Outdoor: 207,837; Non-Residential Indoor: 2,424,293; Non-Residential Outdoor: 808,098; Striped

OffRoad Equipment

Phase Name	Offroad Equipment Type	Amount	Usage Hours	Horse Power	Load Factor
Demolition/Site Preparation	Air Compressors	2	10.00	78	0.48
Demolition/Site Preparation	Concrete/Industrial Saws	4	10.00	81	0.73
Demolition/Site Preparation	Crushing/Proc. Equipment	1	10.00	85	0.78
Demolition/Site Preparation	Excavators	4	10.00	158	0.38
Demolition/Site Preparation	Excavators	3	10.00	158	0.38
Demolition/Site Preparation	Forklifts	2	10.00	89	0.20
Demolition/Site Preparation	Rubber Tired Dozers	0	8.00	247	0.40
Demolition/Site Preparation	Rubber Tired Loaders	2	10.00	203	0.36
Demolition/Site Preparation	Sweepers/Scrubbers	1	10.00	64	0.46
Demolition/Site Preparation	Tractors/Loaders/Backhoes	2	10.00	97	0.37
Demolition/Site Preparation	Tractors/Loaders/Backhoes	3	10.00	203	0.36
Drainage/Utilities/Trenching	Air Compressors	1	10.00	78	0.48
Drainage/Utilities/Trenching	Concrete/Industrial Saws	1	10.00	81	0.73
Drainage/Utilities/Trenching	Excavators	1	10.00	158	0.38
Drainage/Utilities/Trenching	Forklifts	1	10.00	89	0.20
Drainage/Utilities/Trenching	Tractors/Loaders/Backhoes	2	10.00	97	0.37
Grading/Excavaton	Bore/Drill Rigs	1	10.00	221	0.50
Grading/Excavaton	Cranes	1	10.00	231	0.29
Grading/Excavaton	Crawler Tractors	2	10.00	212	0.43
Grading/Excavaton	Excavators	2	10.00	158	0.38
Grading/Excavaton	Forklifts	1	10.00	89	0.20
Grading/Excavaton	Graders	1	10.00	187	0.41
Grading/Excavaton	Rubber Tired Dozers	0	8.00	247	0.40

Grading/Excavaton	Sweepers/Scrubbers	1	10.00	64	0.46
Grading/Excavaton	Tractors/Loaders/Backhoes	3	10.00	97	0.37
Grading/Excavaton	Tractors/Loaders/Backhoes	4	10.00	97	0.37
Foundation/Parking Garage	Aerial Lifts	1	10.00	63	0.31
Foundation/Parking Garage	Air Compressors	2	10.00	78	0.48
Foundation/Parking Garage	Cranes	1	9.00	231	0.29
Foundation/Parking Garage	Forklifts	2	10.00	89	0.20
Foundation/Parking Garage	Generator Sets	4	10.00	84	0.74
Foundation/Parking Garage	Pumps	5	10.00	84	0.74
Foundation/Parking Garage	Sweepers/Scrubbers	1	10.00	64	0.46
Foundation/Parking Garage	Tractors/Loaders/Backhoes	0	7.00	97	0.37
Foundation/Parking Garage	Welders	0	8.00	46	0.45
Building Construction	Aerial Lifts	6	10.00	63	0.31
Building Construction	Air Compressors	4	10.00	78	0.48
Building Construction	Concrete/Industrial Saws	2	10.00	81	0.73
Building Construction	Cranes	4	9.00	231	0.29
Building Construction	Forklifts	4	10.00	89	0.20
Building Construction	Generator Sets	0	8.00	84	0.74
Building Construction	Pumps	4	10.00	84	0.74
Building Construction	Rubber Tired Loaders	1	10.00	203	0.36
Building Construction	Sweepers/Scrubbers	1	10.00	64	0.46
Building Construction	Tractors/Loaders/Backhoes	0	7.00	97	0.37
Building Construction	Welders	0	8.00	46	0.45
Architectural Coating		0		0	
Architectural Coating	Air Compressors	0	6.00	78	0.48
Paving	Air Compressors	1	10.00	78	0.48
Paving	Concrete/Industrial Saws	1	10.00	81	0.73
Paving	Graders	1	10.00	187	0.41
Paving	Pavers	0	8.00	130	0.42
Paving	Paving Equipment	1	10.00	132	0.36

Paving	Rollers	2	10.00	80	0.38
Paving	Surfacing Equipment	1	10.00	263	0.30
Paving	Tractors/Loaders/Backhoes	1	10.00	97	0.37

3.1 Mitigation Measures Construction

Use Cleaner Engines for Construction Equipment

Use Soil Stabilizer

Water Exposed Area

Reduce Vehicle Speed on Unpaved Roads

3.2 Demolition/Site Preparation - 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					
Fugitive Dust					20.7803	0.0000	20.7803	3.1463	0.0000	3.1463			0.0000			0.0000
Off-Road	8.9782	83.6386	79.5743	0.1490		4.2924	4.2924		4.0819	4.0819		14,324.9214	14,324.9214	3.4242		14,410.5274
Total	**8.9782**	**83.6386**	**79.5743**	**0.1490**	**20.7803**	**4.2924**	**25.0726**	**3.1463**	**4.0819**	**7.2282**		**14,324.9214**	**14,324.9214**	**3.4242**		**14,410.5274**

Mitigated Construction On-Site

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	lb/day										lb/day					
Fugitive Dust					8.1043	0.0000	8.1043	1.2271	0.0000	1.2271			0.0000			0.0000
Off-Road	1.7588	9.0624	93.9751	0.1490		0.2293	0.2293		0.2293	0.2293	0.0000	14,324.9214	14,324.9214	3.4242		14,410.5274
Total	**1.7588**	**9.0624**	**93.9751**	**0.1490**	**8.1043**	**0.2293**	**8.3336**	**1.2271**	**0.2293**	**1.4564**	**0.0000**	**14,324.9214**	**14,324.9214**	**3.4242**		**14,410.5274**

3.3 Drainage/Utilities/Trenching - 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	1.9364	16.8302	18.9199	0.0289		1.0323	1.0323		0.9843	0.9843		2,772.0187	2,772.0187	0.5885		2,786.7303
Total	**1.9364**	**16.8302**	**18.9199**	**0.0289**		**1.0323**	**1.0323**		**0.9843**	**0.9843**		**2,772.0187**	**2,772.0187**	**0.5885**		**2,786.7303**

Mitigated Construction On-Site

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	lb/day										lb/day					
Off-Road	0.3257	1.4112	20.0820	0.0289		0.0434	0.0434		0.0434	0.0434	0.0000	2,772.0187	2,772.0187	0.5885		2,786.7303
Total	**0.3257**	**1.4112**	**20.0820**	**0.0289**		**0.0434**	**0.0434**		**0.0434**	**0.0434**	**0.0000**	**2,772.0187**	**2,772.0187**	**0.5885**		**2,786.7303**

3.4 Grading/Excavaton - 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					
Fugitive Dust					0.2181	0.0000	0.2181	0.0322	0.0000	0.0322			0.0000			0.0000
Off-Road	5.9186	66.6509	45.8396	0.0921		3.1706	3.1706		2.9169	2.9169		8,914.8945	8,914.8945	2.8833		8,986.9760
Total	**5.9186**	**66.6509**	**45.8396**	**0.0921**	**0.2181**	**3.1706**	**3.3887**	**0.0322**	**2.9169**	**2.9491**		**8,914.8945**	**8,914.8945**	**2.8833**		**8,986.9760**

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					0.0851	0.0000	0.0851	0.0126	0.0000	0.0126			0.0000			0.0000
Off-Road	1.1700	6.5107	55.3116	0.0921		0.1508	0.1508		0.1508	0.1508	0.0000	8,914.8945	8,914.8945	2.8833		8,986.9760
Total	**1.1700**	**6.5107**	**55.3116**	**0.0921**	**0.0851**	**0.1508**	**0.2359**	**0.0126**	**0.1508**	**0.1634**	**0.0000**	**8,914.8945**	**8,914.8945**	**2.8833**		**8,986.9760**

3.4 Grading/Excavaton - 2021

Unmitigated Construction On-Site

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	lb/day										lb/day					
Fugitive Dust					0.2181	0.0000	0.2181	0.0322	0.0000	0.0322			0.0000			0.0000
Off-Road	5.4413	60.6832	45.2229	0.0921		2.7835	2.7835		2.5609	2.5609		8,917.6263	8,917.6263	2.8841		8,989.7298
Total	**5.4413**	**60.6832**	**45.2229**	**0.0921**	**0.2181**	**2.7835**	**3.0016**	**0.0322**	**2.5609**	**2.5931**		**8,917.6263**	**8,917.6263**	**2.8841**		**8,989.7298**

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					0.0851	0.0000	0.0851	0.0126	0.0000	0.0126			0.0000			0.0000
Off-Road	1.1700	6.5107	55.3116	0.0921		0.1508	0.1508		0.1508	0.1508	0.0000	8,917.6263	8,917.6263	2.8841		8,989.7298
Total	**1.1700**	**6.5107**	**55.3116**	**0.0921**	**0.0851**	**0.1508**	**0.2359**	**0.0126**	**0.1508**	**0.1634**	**0.0000**	**8,917.6263**	**8,917.6263**	**2.8841**		**8,989.7298**

3.5 Foundation/Parking Garage - 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	6.7045	58.0851	57.3309	0.0995		3.3893	3.3893		3.3299	3.3299		9,457.0098	9,457.0098	0.9693		9,481.2419
Total	**6.7045**	**58.0851**	**57.3309**	**0.0995**		**3.3893**	**3.3893**		**3.3299**	**3.3299**		**9,457.0098**	**9,457.0098**	**0.9693**		**9,481.2419**

Mitigated Construction On-Site

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	lb/day										lb/day					
Off-Road	1.0955	7.1437	61.5648	0.0995		0.1374	0.1374		0.1374	0.1374	0.0000	9,457.0098	9,457.0098	0.9693		9,481.2419
Total	**1.0955**	**7.1437**	**61.5648**	**0.0995**		**0.1374**	**0.1374**		**0.1374**	**0.1374**	**0.0000**	**9,457.0098**	**9,457.0098**	**0.9693**		**9,481.2419**

3.5 Foundation/Parking Garage - 2021

Unmitigated Construction On-Site

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	lb/day										lb/day					
Off-Road	6.0147	52.7084	56.8176	0.0995		2.8965	2.8965		2.8458	2.8458		9,456.9594	9,456.9594	0.9240		9,480.0597
Total	**6.0147**	**52.7084**	**56.8176**	**0.0995**		**2.8965**	**2.8965**		**2.8458**	**2.8458**		**9,456.9594**	**9,456.9594**	**0.9240**		**9,480.0597**

Mitigated Construction On-Site

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	lb/day										lb/day					
Off-Road	1.0955	7.1437	61.5648	0.0995		0.1374	0.1374		0.1374	0.1374	0.0000	9,456.9594	9,456.9594	0.9240		9,480.0597
Total	**1.0955**	**7.1437**	**61.5648**	**0.0995**		**0.1374**	**0.1374**		**0.1374**	**0.1374**	**0.0000**	**9,456.9594**	**9,456.9594**	**0.9240**		**9,480.0597**

3.6 Building Construction - 2021

Unmitigated Construction On-Site

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	lb/day										lb/day					
Off-Road	7.8238	73.4471	67.4099	0.1255		3.6887	3.6887		3.5494	3.5494		12,011.5410	12,011.5410	2.1760		12,065.9399
Total	**7.8238**	**73.4471**	**67.4099**	**0.1255**		**3.6887**	**3.6887**		**3.5494**	**3.5494**		**12,011.5410**	**12,011.5410**	**2.1760**		**12,065.9399**

Mitigated Construction On-Site

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	lb/day										lb/day					
Off-Road	1.5812	14.0277	75.1537	0.1255		0.1850	0.1850		0.1850	0.1850	0.0000	12,011.5410	12,011.5410	2.1760		12,065.9398
Total	**1.5812**	**14.0277**	**75.1537**	**0.1255**		**0.1850**	**0.1850**		**0.1850**	**0.1850**	**0.0000**	**12,011.5410**	**12,011.5410**	**2.1760**		**12,065.9398**

3.6 Building Construction - 2022

Unmitigated Construction On-Site

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	lb/day										lb/day					
Off-Road	7.1403	65.5775	66.7109	0.1256		3.1852	3.1852		3.0663	3.0663		12,012.4953	12,012.4953	2.1535		12,066.3324
Total	**7.1403**	**65.5775**	**66.7109**	**0.1256**		**3.1852**	**3.1852**		**3.0663**	**3.0663**		**12,012.4953**	**12,012.4953**	**2.1535**		**12,066.3324**

Mitigated Construction On-Site

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	lb/day										lb/day					
Off-Road	1.5812	14.0277	75.1537	0.1256		0.1850	0.1850		0.1850	0.1850	0.0000	12,012.4952	12,012.4952	2.1535		12,066.3323
Total	**1.5812**	**14.0277**	**75.1537**	**0.1256**		**0.1850**	**0.1850**		**0.1850**	**0.1850**	**0.0000**	**12,012.4952**	**12,012.4952**	**2.1535**		**12,066.3323**

3.6 Building Construction - 2023

Unmitigated Construction On-Site

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	lb/day										lb/day					
Off-Road	6.6704	60.3297	66.2982	0.1256		2.7968	2.7968		2.6904	2.6904		12,012.3189	12,012.3189	2.1193		12,065.3003
Total	**6.6704**	**60.3297**	**66.2982**	**0.1256**		**2.7968**	**2.7968**		**2.6904**	**2.6904**		**12,012.3189**	**12,012.3189**	**2.1193**		**12,065.3003**

Mitigated Construction On-Site

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	lb/day										lb/day					
Off-Road	1.5812	14.0277	75.1537	0.1256		0.1850	0.1850		0.1850	0.1850	0.0000	12,012.3189	12,012.3189	2.1193		12,065.3003
Total	**1.5812**	**14.0277**	**75.1537**	**0.1256**		**0.1850**	**0.1850**		**0.1850**	**0.1850**	**0.0000**	**12,012.3189**	**12,012.3189**	**2.1193**		**12,065.3003**

3.6 Building Construction - 2024

Unmitigated Construction On-Site

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	lb/day										lb/day					
Off-Road	6.2730	56.1084	65.9371	0.1256		2.4684	2.4684		2.3724	2.3724		12,012.2040	12,012.2040	2.1045		12,064.8171
Total	**6.2730**	**56.1084**	**65.9371**	**0.1256**		**2.4684**	**2.4684**		**2.3724**	**2.3724**		**12,012.2040**	**12,012.2040**	**2.1045**		**12,064.8171**

Mitigated Construction On-Site

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	lb/day										lb/day					
Off-Road	1.5812	14.0277	75.1537	0.1256		0.1850	0.1850		0.1850	0.1850	0.0000	12,012.2040	12,012.2040	2.1045		12,064.8171
Total	**1.5812**	**14.0277**	**75.1537**	**0.1256**		**0.1850**	**0.1850**		**0.1850**	**0.1850**	**0.0000**	**12,012.2040**	**12,012.2040**	**2.1045**		**12,064.8171**

3.6 Building Construction - 2025

Unmitigated Construction On-Site

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	lb/day										lb/day					
Off-Road	5.8874	51.8439	65.6331	0.1256		2.1533	2.1533		2.0674	2.0674		12,012.4263	12,012.4263	2.0851		12,064.5542
Total	**5.8874**	**51.8439**	**65.6331**	**0.1256**		**2.1533**	**2.1533**		**2.0674**	**2.0674**		**12,012.4263**	**12,012.4263**	**2.0851**		**12,064.5542**

Mitigated Construction On-Site

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	lb/day										lb/day					
Off-Road	1.5812	14.0277	75.1537	0.1256		0.1850	0.1850		0.1850	0.1850	0.0000	12,012.4263	12,012.4263	2.0851		12,064.5542
Total	**1.5812**	**14.0277**	**75.1537**	**0.1256**		**0.1850**	**0.1850**		**0.1850**	**0.1850**	**0.0000**	**12,012.4263**	**12,012.4263**	**2.0851**		**12,064.5542**

3.7 Architectural Coating - 2022

Unmitigated Construction On-Site

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	lb/day										lb/day					
Archit. Coating	18.6819					0.0000	0.0000		0.0000	0.0000			0.0000			0.0000
Off-Road	0.0000	0.0000	0.0000	0.0000		0.0000	0.0000		0.0000	0.0000		0.0000	0.0000	0.0000		0.0000
Total	**18.6819**	**0.0000**	**0.0000**	**0.0000**		**0.0000**	**0.0000**		**0.0000**	**0.0000**		**0.0000**	**0.0000**	**0.0000**		**0.0000**

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	18.6819					0.0000	0.0000		0.0000	0.0000			0.0000			0.0000
Off-Road	0.0000	0.0000	0.0000	0.0000		0.0000	0.0000		0.0000	0.0000	0.0000	0.0000	0.0000	0.0000		0.0000
Total	**18.6819**	**0.0000**	**0.0000**	**0.0000**		**0.0000**	**0.0000**		**0.0000**	**0.0000**	**0.0000**	**0.0000**	**0.0000**	**0.0000**		**0.0000**

3.7 Architectural Coating - 2023

Unmitigated Construction On-Site

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	lb/day										lb/day					
Archit. Coating	18.6819					0.0000	0.0000		0.0000	0.0000			0.0000			0.0000
Off-Road	0.0000	0.0000	0.0000	0.0000		0.0000	0.0000		0.0000	0.0000		0.0000	0.0000	0.0000		0.0000
Total	**18.6819**	**0.0000**	**0.0000**	**0.0000**		**0.0000**	**0.0000**		**0.0000**	**0.0000**		**0.0000**	**0.0000**	**0.0000**		**0.0000**

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	18.6819					0.0000	0.0000		0.0000	0.0000			0.0000			0.0000
Off-Road	0.0000	0.0000	0.0000	0.0000		0.0000	0.0000		0.0000	0.0000	0.0000	0.0000	0.0000	0.0000		0.0000
Total	**18.6819**	**0.0000**	**0.0000**	**0.0000**		**0.0000**	**0.0000**		**0.0000**	**0.0000**	**0.0000**	**0.0000**	**0.0000**	**0.0000**		**0.0000**

3.7 Architectural Coating - 2024

Unmitigated Construction On-Site

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	lb/day										lb/day					
Archit. Coating	18.6819					0.0000	0.0000		0.0000	0.0000			0.0000			0.0000
Off-Road	0.0000	0.0000	0.0000	0.0000		0.0000	0.0000		0.0000	0.0000		0.0000	0.0000	0.0000		0.0000
Total	**18.6819**	**0.0000**	**0.0000**	**0.0000**		**0.0000**	**0.0000**		**0.0000**	**0.0000**		**0.0000**	**0.0000**	**0.0000**		**0.0000**

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	18.6819					0.0000	0.0000		0.0000	0.0000			0.0000			0.0000
Off-Road	0.0000	0.0000	0.0000	0.0000		0.0000	0.0000		0.0000	0.0000	0.0000	0.0000	0.0000	0.0000		0.0000
Total	**18.6819**	**0.0000**	**0.0000**	**0.0000**		**0.0000**	**0.0000**		**0.0000**	**0.0000**	**0.0000**	**0.0000**	**0.0000**	**0.0000**		**0.0000**

3.7 Architectural Coating - 2025

Unmitigated Construction On-Site

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	lb/day										lb/day					
Archit. Coating	18.6819					0.0000	0.0000		0.0000	0.0000			0.0000			0.0000
Off-Road	0.0000	0.0000	0.0000	0.0000		0.0000	0.0000		0.0000	0.0000		0.0000	0.0000	0.0000		0.0000
Total	**18.6819**	**0.0000**	**0.0000**	**0.0000**		**0.0000**	**0.0000**		**0.0000**	**0.0000**		**0.0000**	**0.0000**	**0.0000**		**0.0000**

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	18.6819					0.0000	0.0000		0.0000	0.0000			0.0000			0.0000
Off-Road	0.0000	0.0000	0.0000	0.0000		0.0000	0.0000		0.0000	0.0000	0.0000	0.0000	0.0000	0.0000		0.0000
Total	**18.6819**	**0.0000**	**0.0000**	**0.0000**		**0.0000**	**0.0000**		**0.0000**	**0.0000**	**0.0000**	**0.0000**	**0.0000**	**0.0000**		**0.0000**

3.8 Paving - 2023

Unmitigated Construction On-Site

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	lb/day										lb/day					
Off-Road	2.2315	21.7335	22.3451	0.0451		0.9772	0.9772		0.9213	0.9213		4,334.4965	4,334.4965	1.0751		4,361.3745
Paving	0.0000					0.0000	0.0000		0.0000	0.0000			0.0000			0.0000
Total	**2.2315**	**21.7335**	**22.3451**	**0.0451**		**0.9772**	**0.9772**		**0.9213**	**0.9213**		**4,334.4965**	**4,334.4965**	**1.0751**		**4,361.3745**

Mitigated Construction On-Site

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	lb/day										lb/day					
Off-Road	0.5243	2.2719	27.1861	0.0451		0.0699	0.0699		0.0699	0.0699	0.0000	4,334.4965	4,334.4965	1.0751		4,361.3745
Paving	0.0000					0.0000	0.0000		0.0000	0.0000			0.0000			0.0000
Total	**0.5243**	**2.2719**	**27.1861**	**0.0451**		**0.0699**	**0.0699**		**0.0699**	**0.0699**	**0.0000**	**4,334.4965**	**4,334.4965**	**1.0751**		**4,361.3745**

670 Mesquit Project w/out Mitigation

South Coast AQMD Air District, Winter

1.0 Project Characteristics

1.1 Land Usage

Land Uses	Size	Metric	Lot Acreage	Floor Surface Area	Population
General Office Building	944.05	1000sqft	1.00	944,055.00	0
User Defined Commercial	93.62	User Defined Unit	0.20	0.00	0
Enclosed Parking with Elevator	2,000.00	Space	0.25	800,000.00	0
City Park	3.26	Acre	3.26	141,876.00	0
Health Club	62.15	1000sqft	0.25	62,148.00	0
High Turnover (Sit Down Restaurant)	44.79	1000sqft	0.50	44,788.00	0
Hotel	236.00	Room	0.50	158,647.00	0
Quality Restaurant	73.65	1000sqft	1.00	73,646.00	0
User Defined Recreational	3.03	User Defined Unit	3.03	132,000.00	0
Apartments High Rise	308.00	Dwelling Unit	0.50	307,907.00	749
Regional Shopping Center	79.24	1000sqft	0.30	79,240.00	0
Supermarket	28.05	1000sqft	0.50	28,054.00	0
User Defined Retail	800.00	User Defined Unit	0.20	0.00	0

1.2 Other Project Characteristics

Urbanization	Urban	**Wind Speed (m/s)**	2.2	**Precipitation Freq (Days)**	31
Climate Zone	12			**Operational Year**	2025
Utility Company	Los Angeles Department of Water & Power				
CO2 Intensity (lb/MWhr)	1227.89	**CH4 Intensity (lb/MWhr)**	0.029	**N2O Intensity (lb/MWhr)**	0.006

1.3 User Entered Comments & Non-Default Data

Project Characteristics -

Land Use - MCC data

Construction Phase - MCC

Off-road Equipment - MCC

Off-road Equipment - MCC

Welding Machines are Gas Powered - per Construction data - set to zero part of default mix

Off-road Equipment - MCC

Off-road Equipment - MCC

Off-road Equipment - Crane = 7*10/8

1 generator set per 2 generated lights

Off-road Equipment - MCC

Off-road Equipment - MCC

Trips and VMT - MCC Truck spreadsheets

Demolition -

Grading - MCC

Woodstoves - No fireplaces

Land Use Change -

Sequestration -

Construction Off-road Equipment Mitigation -

Table Name	Column Name	Default Value	New Value
tblArchitecturalCoating	ConstArea_Nonresidential_Exterior	695,289.00	808,098.00
tblArchitecturalCoating	ConstArea_Nonresidential_Interior	2,085,867.00	2,424,293.00
tblAreaCoating	Area_Nonresidential_Exterior	695289	788802
tblAreaCoating	Area_Nonresidential_Interior	2085867	2366405
tblAreaCoating	Area_Residential_Exterior	207837	207900
tblAreaCoating	Area_Residential_Interior	623512	623700
tblConstDustMitigation	WaterUnpavedRoadVehicleSpeed	0	15
tblConstructionPhase	NumDays	20.00	917.00
tblConstructionPhase	NumDays	230.00	254.00
tblConstructionPhase	NumDays	230.00	1,255.00
tblConstructionPhase	NumDays	20.00	47.00
tblConstructionPhase	NumDays	20.00	302.00
tblConstructionPhase	NumDays	20.00	71.00
tblConstructionPhase	NumDaysWeek	5.00	6.00
tblConstructionPhase	NumDaysWeek	5.00	6.00
tblConstructionPhase	NumDaysWeek	5.00	6.00
tblConstructionPhase	NumDaysWeek	5.00	6.00
tblConstructionPhase	NumDaysWeek	5.00	6.00
tblConstructionPhase	NumDaysWeek	5.00	6.00
tblConstructionPhase	NumDaysWeek	5.00	6.00
tblFireplaces	FireplaceWoodMass	1,019.20	0.00
tblFireplaces	NumberGas	261.80	0.00
tblFireplaces	NumberNoFireplace	30.80	308.00
tblFireplaces	NumberWood	15.40	0.00
tblGrading	AcresOfGrading	566.25	5.45
tblGrading	MaterialExported	0.00	531,319.00
tblLandUse	LandUseSquareFeet	944,050.00	944,055.00
tblLandUse	LandUseSquareFeet	142,005.60	141,876.00
tblLandUse	LandUseSquareFeet	62,150.00	62,148.00

tblLandUse	LandUseSquareFeet	44,790.00	44,788.00
tblLandUse	LandUseSquareFeet	342,672.00	158,647.00
tblLandUse	LandUseSquareFeet	0.00	132,000.00
tblLandUse	LandUseSquareFeet	308,000.00	307,907.00
tblLandUse	LandUseSquareFeet	28,050.00	28,054.00
tblLandUse	LotAcreage	21.67	1.00
tblLandUse	LotAcreage	0.00	0.20
tblLandUse	LotAcreage	18.00	0.25
tblLandUse	LotAcreage	1.43	0.25
tblLandUse	LotAcreage	1.03	0.50
tblLandUse	LotAcreage	7.87	0.50
tblLandUse	LotAcreage	1.69	1.00
tblLandUse	LotAcreage	0.00	3.03
tblLandUse	LotAcreage	4.97	0.50
tblLandUse	LotAcreage	1.82	0.30
tblLandUse	LotAcreage	0.64	0.50
tblLandUse	LotAcreage	0.00	0.20
tblLandUse	Population	881.00	749.00
tblOffRoadEquipment	HorsePower	97.00	203.00
tblOffRoadEquipment	LoadFactor	0.37	0.36
tblOffRoadEquipment	OffRoadEquipmentUnitAmount	1.00	4.00
tblOffRoadEquipment	OffRoadEquipmentUnitAmount	3.00	4.00
tblOffRoadEquipment	OffRoadEquipmentUnitAmount	2.00	0.00
tblOffRoadEquipment	OffRoadEquipmentUnitAmount	1.00	2.00
tblOffRoadEquipment	OffRoadEquipmentUnitAmount	1.00	0.00
tblOffRoadEquipment	OffRoadEquipmentUnitAmount	3.00	4.00
tblOffRoadEquipment	OffRoadEquipmentUnitAmount	3.00	2.00
tblOffRoadEquipment	OffRoadEquipmentUnitAmount	1.00	4.00
tblOffRoadEquipment	OffRoadEquipmentUnitAmount	3.00	0.00
tblOffRoadEquipment	OffRoadEquipmentUnitAmount	1.00	0.00

tblOffRoadEquipment	OffRoadEquipmentUnitAmount	1.00	4.00
tblOffRoadEquipment	OffRoadEquipmentUnitAmount	3.00	4.00
tblOffRoadEquipment	OffRoadEquipmentUnitAmount	1.00	0.00
tblOffRoadEquipment	OffRoadEquipmentUnitAmount	3.00	0.00
tblOffRoadEquipment	OffRoadEquipmentUnitAmount	1.00	0.00
tblOffRoadEquipment	OffRoadEquipmentUnitAmount	1.00	0.00
tblOffRoadEquipment	OffRoadEquipmentUnitAmount	2.00	0.00
tblOffRoadEquipment	OffRoadEquipmentUnitAmount	2.00	1.00
tblOffRoadEquipment	UsageHours	8.00	10.00
tblOffRoadEquipment	UsageHours	8.00	10.00
tblOffRoadEquipment	UsageHours	8.00	10.00
tblOffRoadEquipment	UsageHours	8.00	10.00
tblOffRoadEquipment	UsageHours	8.00	10.00
tblOffRoadEquipment	UsageHours	8.00	10.00
tblOffRoadEquipment	UsageHours	8.00	10.00
tblOffRoadEquipment	UsageHours	7.00	9.00
tblOffRoadEquipment	UsageHours	8.00	10.00
tblOffRoadEquipment	UsageHours	8.00	10.00
tblOffRoadEquipment	UsageHours	7.00	9.00
tblOffRoadEquipment	UsageHours	8.00	10.00
tblOffRoadEquipment	UsageHours	8.00	10.00
tblOffRoadEquipment	UsageHours	8.00	10.00
tblSequestration	NumberOfNewTrees	0.00	115.00
tblSolidWaste	SolidWasteGenerationRate	67.21	69.94
tblWater	IndoorWaterUseRate	22,355,257.92	23,265,859.06
tblWater	OutdoorWaterUseRate	1,426,931.36	1,485,054.83
tblWoodstoves	NumberCatalytic	15.40	0.00
tblWoodstoves	NumberNoncatalytic	15.40	0.00
tblWoodstoves	WoodstoveWoodMass	999.60	0.00

2.0 Emissions Summary

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					
2020	16.8333	167.1197	144.3337	0.2700	20.9984	8.4952	29.4936	3.1785	7.9831	11.1617	0.0000	26,011.8347	26,011.8347	6.8960	0.0000	26,184.2338
2021	13.8385	126.1555	124.2275	0.2250	0.2181	6.5852	6.5852	0.0322	6.3952	6.3952	0.0000	21,468.5004	21,468.5004	3.8082	0.0000	21,545.9996
2022	25.8221	65.5775	66.7109	0.1256	0.0000	3.1852	3.1852	0.0000	3.0663	3.0663	0.0000	12,012.4953	12,012.4953	2.1535	0.0000	12,066.3324
2023	27.5837	82.0631	88.6434	0.1706	0.0000	3.7740	3.7740	0.0000	3.6117	3.6117	0.0000	16,346.8155	16,346.8155	3.1944	0.0000	16,426.6748
2024	24.9549	56.1084	65.9371	0.1256	0.0000	2.4684	2.4684	0.0000	2.3724	2.3724	0.0000	12,012.2040	12,012.2040	2.1045	0.0000	12,064.8171
2025	24.5693	51.8439	65.6331	0.1256	0.0000	2.1533	2.1533	0.0000	2.0674	2.0674	0.0000	12,012.4263	12,012.4263	2.0851	0.0000	12,064.5542
Maximum	**27.5837**	**167.1197**	**144.3337**	**0.2700**	**20.9984**	**8.4952**	**29.4936**	**3.1785**	**7.9831**	**11.1617**	**0.0000**	**26,011.8347**	**26,011.8347**	**6.8960**	**0.0000**	**26,184.2338**

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					
2020	16.8333	167.1197	144.3337	0.2700	8.1894	8.4952	16.6846	1.2396	7.9831	9.2228	0.0000	26,011.8346	26,011.8346	6.8960	0.0000	26,184.2337
2021	13.8385	126.1555	124.2275	0.2250	0.0851	6.5852	6.5852	0.0126	6.3952	6.3952	0.0000	21,468.5004	21,468.5004	3.8082	0.0000	21,545.9995
2022	25.8221	65.5775	66.7109	0.1256	0.0000	3.1852	3.1852	0.0000	3.0663	3.0663	0.0000	12,012.4952	12,012.4952	2.1535	0.0000	12,066.3323
2023	27.5837	82.0631	88.6434	0.1706	0.0000	3.7740	3.7740	0.0000	3.6117	3.6117	0.0000	16,346.8154	16,346.8154	3.1944	0.0000	16,426.6748
2024	24.9549	56.1084	65.9371	0.1256	0.0000	2.4684	2.4684	0.0000	2.3724	2.3724	0.0000	12,012.2040	12,012.2040	2.1045	0.0000	12,064.8171
2025	24.5693	51.8439	65.6331	0.1256	0.0000	2.1533	2.1533	0.0000	2.0674	2.0674	0.0000	12,012.4263	12,012.4263	2.0851	0.0000	12,064.5542
Maximum	**27.5837**	**167.1197**	**144.3337**	**0.2700**	**8.1894**	**8.4952**	**16.6846**	**1.2396**	**7.9831**	**9.2228**	**0.0000**	**26,011.8346**	**26,011.8346**	**6.8960**	**0.0000**	**26,184.2337**

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio-CO2	Total CO2	CH4	N20	CO2e
Percent Reduction	**0.00**	**0.00**	**0.00**	**0.00**	**61.00**	**0.00**	**26.88**	**61.00**	**0.00**	**6.76**	**0.00**	**0.00**	**0.00**	**0.00**	**0.00**	**0.00**

3.0 Construction Detail

Construction Phase

Phase Number	Phase Name	Phase Type	Start Date	End Date	Num Days Week	Num Days	Phase Description
1	Demolition/Site Preparation	Demolition	1/6/2020	2/28/2020	6	47	
2	Drainage/Utilities/Trenching	Trenching	1/21/2020	3/30/2020	6	60	
3	Grading/Excavaton	Grading	2/17/2020	2/2/2021	6	302	
4	Foundation/Parking Garage	Building Construction	11/12/2020	9/3/2021	6	254	
5	Building Construction	Building Construction	5/4/2021	5/6/2025	6	1255	
6	Architectural Coating	Architectural Coating	3/18/2022	2/19/2025	6	917	
7	Paving	Paving	7/11/2023	9/30/2023	6	71	

Acres of Grading (Site Preparation Phase): 0

Acres of Grading (Grading Phase): 0

Acres of Paving: 0.25

Residential Indoor: 623,512; Residential Outdoor: 207,837; Non-Residential Indoor: 2,424,293; Non-Residential Outdoor: 808,098; Striped

OffRoad Equipment

Phase Name	Offroad Equipment Type	Amount	Usage Hours	Horse Power	Load Factor
Demolition/Site Preparation	Air Compressors	2	10.00	78	0.48
Demolition/Site Preparation	Concrete/Industrial Saws	4	10.00	81	0.73
Demolition/Site Preparation	Crushing/Proc. Equipment	1	10.00	85	0.78
Demolition/Site Preparation	Excavators	4	10.00	158	0.38
Demolition/Site Preparation	Excavators	3	10.00	158	0.38
Demolition/Site Preparation	Forklifts	2	10.00	89	0.20
Demolition/Site Preparation	Rubber Tired Dozers	0	8.00	247	0.40
Demolition/Site Preparation	Rubber Tired Loaders	2	10.00	203	0.36
Demolition/Site Preparation	Sweepers/Scrubbers	1	10.00	64	0.46
Demolition/Site Preparation	Tractors/Loaders/Backhoes	2	10.00	97	0.37
Demolition/Site Preparation	Tractors/Loaders/Backhoes	3	10.00	203	0.36
Drainage/Utilities/Trenching	Air Compressors	1	10.00	78	0.48
Drainage/Utilities/Trenching	Concrete/Industrial Saws	1	10.00	81	0.73
Drainage/Utilities/Trenching	Excavators	1	10.00	158	0.38
Drainage/Utilities/Trenching	Forklifts	1	10.00	89	0.20
Drainage/Utilities/Trenching	Tractors/Loaders/Backhoes	2	10.00	97	0.37
Grading/Excavaton	Bore/Drill Rigs	1	10.00	221	0.50
Grading/Excavaton	Cranes	1	10.00	231	0.29
Grading/Excavaton	Crawler Tractors	2	10.00	212	0.43
Grading/Excavaton	Excavators	2	10.00	158	0.38
Grading/Excavaton	Forklifts	1	10.00	89	0.20
Grading/Excavaton	Graders	1	10.00	187	0.41
Grading/Excavaton	Rubber Tired Dozers	0	8.00	247	0.40
Grading/Excavaton	Sweepers/Scrubbers	1	10.00	64	0.46

Grading/Excavaton	Tractors/Loaders/Backhoes	3	10.00	97	0.37
Grading/Excavaton	Tractors/Loaders/Backhoes	4	10.00	97	0.37
Foundation/Parking Garage	Aerial Lifts	1	10.00	63	0.31
Foundation/Parking Garage	Air Compressors	2	10.00	78	0.48
Foundation/Parking Garage	Cranes	1	9.00	231	0.29
Foundation/Parking Garage	Forklifts	2	10.00	89	0.20
Foundation/Parking Garage	Generator Sets	4	10.00	84	0.74
Foundation/Parking Garage	Pumps	5	10.00	84	0.74
Foundation/Parking Garage	Sweepers/Scrubbers	1	10.00	64	0.46
Foundation/Parking Garage	Tractors/Loaders/Backhoes	0	7.00	97	0.37
Foundation/Parking Garage	Welders	0	8.00	46	0.45
Building Construction	Aerial Lifts	6	10.00	63	0.31
Building Construction	Air Compressors	4	10.00	78	0.48
Building Construction	Concrete/Industrial Saws	2	10.00	81	0.73
Building Construction	Cranes	4	9.00	231	0.29
Building Construction	Forklifts	4	10.00	89	0.20
Building Construction	Generator Sets	0	8.00	84	0.74
Building Construction	Pumps	4	10.00	84	0.74
Building Construction	Rubber Tired Loaders	1	10.00	203	0.36
Building Construction	Sweepers/Scrubbers	1	10.00	64	0.46
Building Construction	Tractors/Loaders/Backhoes	0	7.00	97	0.37
Building Construction	Welders	0	8.00	46	0.45
Architectural Coating		0		0	
Architectural Coating	Air Compressors	0	6.00	78	0.48
Paving	Air Compressors	1	10.00	78	0.48
Paving	Concrete/Industrial Saws	1	10.00	81	0.73
Paving	Graders	1	10.00	187	0.41
Paving	Pavers	0	8.00	130	0.42
Paving	Paving Equipment	1	10.00	132	0.36
Paving	Rollers	2	10.00	80	0.38

Paving	Surfacing Equipment	1	10.00	263	0.30
Paving	Tractors/Loaders/Backhoes	1	10.00	97	0.37

3.1 Mitigation Measures Construction

Use Soil Stabilizer

Water Exposed Area

Reduce Vehicle Speed on Unpaved Roads

3.2 Demolition/Site Preparation - 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					
Fugitive Dust					20.7803	0.0000	20.7803	3.1463	0.0000	3.1463			0.0000			0.0000
Off-Road	8.9782	83.6386	79.5743	0.1490		4.2924	4.2924		4.0819	4.0819		14,324.9214	14,324.9214	3.4242		14,410.5274
Total	**8.9782**	**83.6386**	**79.5743**	**0.1490**	**20.7803**	**4.2924**	**25.0726**	**3.1463**	**4.0819**	**7.2282**		**14,324.9214**	**14,324.9214**	**3.4242**		**14,410.5274**

Mitigated Construction On-Site

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	lb/day										lb/day					
Fugitive Dust					8.1043	0.0000	8.1043	1.2271	0.0000	1.2271			0.0000			0.0000
Off-Road	8.9782	83.6386	79.5743	0.1490		4.2924	4.2924		4.0819	4.0819	0.0000	14,324.9214	14,324.9214	3.4242		14,410.5274
Total	**8.9782**	**83.6386**	**79.5743**	**0.1490**	**8.1043**	**4.2924**	**12.3967**	**1.2271**	**4.0819**	**5.3090**	**0.0000**	**14,324.9214**	**14,324.9214**	**3.4242**		**14,410.5274**

3.3 Drainage/Utilities/Trenching - 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	1.9364	16.8302	18.9199	0.0289		1.0323	1.0323		0.9843	0.9843		2,772.0187	2,772.0187	0.5885		2,786.7303
Total	**1.9364**	**16.8302**	**18.9199**	**0.0289**		**1.0323**	**1.0323**		**0.9843**	**0.9843**		**2,772.0187**	**2,772.0187**	**0.5885**		**2,786.7303**

Mitigated Construction On-Site

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	lb/day										lb/day					
Off-Road	1.9364	16.8302	18.9199	0.0289		1.0323	1.0323		0.9843	0.9843	0.0000	2,772.0187	2,772.0187	0.5885		2,786.7303
Total	**1.9364**	**16.8302**	**18.9199**	**0.0289**		**1.0323**	**1.0323**		**0.9843**	**0.9843**	**0.0000**	**2,772.0187**	**2,772.0187**	**0.5885**		**2,786.7303**

3.4 Grading/Excavaton - 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					
Fugitive Dust					0.2181	0.0000	0.2181	0.0322	0.0000	0.0322			0.0000			0.0000
Off-Road	5.9186	66.6509	45.8396	0.0921		3.1706	3.1706		2.9169	2.9169		8,914.8945	8,914.8945	2.8833		8,986.9760
Total	**5.9186**	**66.6509**	**45.8396**	**0.0921**	**0.2181**	**3.1706**	**3.3887**	**0.0322**	**2.9169**	**2.9491**		**8,914.8945**	**8,914.8945**	**2.8833**		**8,986.9760**

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					0.0851	0.0000	0.0851	0.0126	0.0000	0.0126			0.0000			0.0000
Off-Road	5.9186	66.6509	45.8396	0.0921		3.1706	3.1706		2.9169	2.9169	0.0000	8,914.8945	8,914.8945	2.8833		8,986.9760
Total	**5.9186**	**66.6509**	**45.8396**	**0.0921**	**0.0851**	**3.1706**	**3.2556**	**0.0126**	**2.9169**	**2.9295**	**0.0000**	**8,914.8945**	**8,914.8945**	**2.8833**		**8,986.9760**

3.4 Grading/Excavaton - 2021

Unmitigated Construction On-Site

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	lb/day										lb/day					
Fugitive Dust					0.2181	0.0000	0.2181	0.0322	0.0000	0.0322			0.0000			0.0000
Off-Road	5.4413	60.6832	45.2229	0.0921		2.7835	2.7835		2.5609	2.5609		8,917.6263	8,917.6263	2.8841		8,989.7298
Total	**5.4413**	**60.6832**	**45.2229**	**0.0921**	**0.2181**	**2.7835**	**3.0016**	**0.0322**	**2.5609**	**2.5931**		**8,917.6263**	**8,917.6263**	**2.8841**		**8,989.7298**

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					0.0851	0.0000	0.0851	0.0126	0.0000	0.0126			0.0000			0.0000
Off-Road	5.4413	60.6832	45.2229	0.0921		2.7835	2.7835		2.5609	2.5609	0.0000	8,917.6263	8,917.6263	2.8841		8,989.7298
Total	**5.4413**	**60.6832**	**45.2229**	**0.0921**	**0.0851**	**2.7835**	**2.8686**	**0.0126**	**2.5609**	**2.5734**	**0.0000**	**8,917.6263**	**8,917.6263**	**2.8841**		**8,989.7298**

3.5 Foundation/Parking Garage - 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	6.7045	58.0851	57.3309	0.0995		3.3893	3.3893		3.3299	3.3299		9,457.0098	9,457.0098	0.9693		9,481.2419
Total	**6.7045**	**58.0851**	**57.3309**	**0.0995**		**3.3893**	**3.3893**		**3.3299**	**3.3299**		**9,457.0098**	**9,457.0098**	**0.9693**		**9,481.2419**

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	6.7045	58.0851	57.3309	0.0995		3.3893	3.3893		3.3299	3.3299	0.0000	9,457.0098	9,457.0098	0.9693		9,481.2419
Total	**6.7045**	**58.0851**	**57.3309**	**0.0995**		**3.3893**	**3.3893**		**3.3299**	**3.3299**	**0.0000**	**9,457.0098**	**9,457.0098**	**0.9693**		**9,481.2419**

3.5 Foundation/Parking Garage - 2021

Unmitigated Construction On-Site

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	lb/day										lb/day					
Off-Road	6.0147	52.7084	56.8176	0.0995		2.8965	2.8965		2.8458	2.8458		9,456.9594	9,456.9594	0.9240		9,480.0597
Total	**6.0147**	**52.7084**	**56.8176**	**0.0995**		**2.8965**	**2.8965**		**2.8458**	**2.8458**		**9,456.9594**	**9,456.9594**	**0.9240**		**9,480.0597**

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	6.0147	52.7084	56.8176	0.0995		2.8965	2.8965		2.8458	2.8458	0.0000	9,456.9594	9,456.9594	0.9240		9,480.0597
Total	**6.0147**	**52.7084**	**56.8176**	**0.0995**		**2.8965**	**2.8965**		**2.8458**	**2.8458**	**0.0000**	**9,456.9594**	**9,456.9594**	**0.9240**		**9,480.0597**

3.6 Building Construction - 2021

Unmitigated Construction On-Site

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	lb/day										lb/day					
Off-Road	7.8238	73.4471	67.4099	0.1255		3.6887	3.6887		3.5494	3.5494		12,011.5410	12,011.5410	2.1760		12,065.9399
Total	**7.8238**	**73.4471**	**67.4099**	**0.1255**		**3.6887**	**3.6887**		**3.5494**	**3.5494**		**12,011.5410**	**12,011.5410**	**2.1760**		**12,065.9399**

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	7.8238	73.4471	67.4099	0.1255		3.6887	3.6887		3.5494	3.5494	0.0000	12,011.5410	12,011.5410	2.1760		12,065.9398
Total	**7.8238**	**73.4471**	**67.4099**	**0.1255**		**3.6887**	**3.6887**		**3.5494**	**3.5494**	**0.0000**	**12,011.5410**	**12,011.5410**	**2.1760**		**12,065.9398**

3.6 Building Construction - 2022

Unmitigated Construction On-Site

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	lb/day										lb/day					
Off-Road	7.1403	65.5775	66.7109	0.1256		3.1852	3.1852		3.0663	3.0663		12,012.4953	12,012.4953	2.1535		12,066.3324
Total	**7.1403**	**65.5775**	**66.7109**	**0.1256**		**3.1852**	**3.1852**		**3.0663**	**3.0663**		**12,012.4953**	**12,012.4953**	**2.1535**		**12,066.3324**

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	7.1403	65.5775	66.7109	0.1256		3.1852	3.1852		3.0663	3.0663	0.0000	12,012.4952	12,012.4952	2.1535		12,066.3323
Total	**7.1403**	**65.5775**	**66.7109**	**0.1256**		**3.1852**	**3.1852**		**3.0663**	**3.0663**	**0.0000**	**12,012.4952**	**12,012.4952**	**2.1535**		**12,066.3323**

3.6 Building Construction - 2023

Unmitigated Construction On-Site

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	lb/day										lb/day					
Off-Road	6.6704	60.3297	66.2982	0.1256		2.7968	2.7968		2.6904	2.6904		12,012.3189	12,012.3189	2.1193		12,065.3003
Total	**6.6704**	**60.3297**	**66.2982**	**0.1256**		**2.7968**	**2.7968**		**2.6904**	**2.6904**		**12,012.3189**	**12,012.3189**	**2.1193**		**12,065.3003**

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	6.6704	60.3297	66.2982	0.1256		2.7968	2.7968		2.6904	2.6904	0.0000	12,012.3189	12,012.3189	2.1193		12,065.3003
Total	**6.6704**	**60.3297**	**66.2982**	**0.1256**		**2.7968**	**2.7968**		**2.6904**	**2.6904**	**0.0000**	**12,012.3189**	**12,012.3189**	**2.1193**		**12,065.3003**

3.6 Building Construction - 2024

Unmitigated Construction On-Site

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	lb/day										lb/day					
Off-Road	6.2730	56.1084	65.9371	0.1256		2.4684	2.4684		2.3724	2.3724		12,012.2040	12,012.2040	2.1045		12,064.8171
Total	**6.2730**	**56.1084**	**65.9371**	**0.1256**		**2.4684**	**2.4684**		**2.3724**	**2.3724**		**12,012.2040**	**12,012.2040**	**2.1045**		**12,064.8171**

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	6.2730	56.1084	65.9371	0.1256		2.4684	2.4684		2.3724	2.3724	0.0000	12,012.2040	12,012.2040	2.1045		12,064.8171
Total	**6.2730**	**56.1084**	**65.9371**	**0.1256**		**2.4684**	**2.4684**		**2.3724**	**2.3724**	**0.0000**	**12,012.2040**	**12,012.2040**	**2.1045**		**12,064.8171**

3.6 Building Construction - 2025

Unmitigated Construction On-Site

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	lb/day										lb/day					
Off-Road	5.8874	51.8439	65.6331	0.1256		2.1533	2.1533		2.0674	2.0674		12,012.4263	12,012.4263	2.0851		12,064.5542
Total	**5.8874**	**51.8439**	**65.6331**	**0.1256**		**2.1533**	**2.1533**		**2.0674**	**2.0674**		**12,012.4263**	**12,012.4263**	**2.0851**		**12,064.5542**

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	5.8874	51.8439	65.6331	0.1256		2.1533	2.1533		2.0674	2.0674	0.0000	12,012.4263	12,012.4263	2.0851		12,064.5542
Total	**5.8874**	**51.8439**	**65.6331**	**0.1256**		**2.1533**	**2.1533**		**2.0674**	**2.0674**	**0.0000**	**12,012.4263**	**12,012.4263**	**2.0851**		**12,064.5542**

3.7 Architectural Coating - 2022

Unmitigated Construction On-Site

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	lb/day										lb/day					
Archit. Coating	18.6819					0.0000	0.0000		0.0000	0.0000			0.0000			0.0000
Off-Road	0.0000	0.0000	0.0000	0.0000		0.0000	0.0000		0.0000	0.0000		0.0000	0.0000	0.0000		0.0000
Total	**18.6819**	**0.0000**	**0.0000**	**0.0000**		**0.0000**	**0.0000**		**0.0000**	**0.0000**		**0.0000**	**0.0000**	**0.0000**		**0.0000**

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	18.6819					0.0000	0.0000		0.0000	0.0000			0.0000			0.0000
Off-Road	0.0000	0.0000	0.0000	0.0000		0.0000	0.0000		0.0000	0.0000	0.0000	0.0000	0.0000	0.0000		0.0000
Total	**18.6819**	**0.0000**	**0.0000**	**0.0000**		**0.0000**	**0.0000**		**0.0000**	**0.0000**	**0.0000**	**0.0000**	**0.0000**	**0.0000**		**0.0000**

3.7 Architectural Coating - 2023

Unmitigated Construction On-Site

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	lb/day										lb/day					
Archit. Coating	18.6819					0.0000	0.0000		0.0000	0.0000			0.0000			0.0000
Off-Road	0.0000	0.0000	0.0000	0.0000		0.0000	0.0000		0.0000	0.0000		0.0000	0.0000	0.0000		0.0000
Total	**18.6819**	**0.0000**	**0.0000**	**0.0000**		**0.0000**	**0.0000**		**0.0000**	**0.0000**		**0.0000**	**0.0000**	**0.0000**		**0.0000**

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	18.6819					0.0000	0.0000		0.0000	0.0000			0.0000			0.0000
Off-Road	0.0000	0.0000	0.0000	0.0000		0.0000	0.0000		0.0000	0.0000	0.0000	0.0000	0.0000	0.0000		0.0000
Total	**18.6819**	**0.0000**	**0.0000**	**0.0000**		**0.0000**	**0.0000**		**0.0000**	**0.0000**	**0.0000**	**0.0000**	**0.0000**	**0.0000**		**0.0000**

3.7 Architectural Coating - 2024

Unmitigated Construction On-Site

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	lb/day										lb/day					
Archit. Coating	18.6819					0.0000	0.0000		0.0000	0.0000			0.0000			0.0000
Off-Road	0.0000	0.0000	0.0000	0.0000		0.0000	0.0000		0.0000	0.0000		0.0000	0.0000	0.0000		0.0000
Total	**18.6819**	**0.0000**	**0.0000**	**0.0000**		**0.0000**	**0.0000**		**0.0000**	**0.0000**		**0.0000**	**0.0000**	**0.0000**		**0.0000**

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	18.6819					0.0000	0.0000		0.0000	0.0000			0.0000			0.0000
Off-Road	0.0000	0.0000	0.0000	0.0000		0.0000	0.0000		0.0000	0.0000	0.0000	0.0000	0.0000	0.0000		0.0000
Total	**18.6819**	**0.0000**	**0.0000**	**0.0000**		**0.0000**	**0.0000**		**0.0000**	**0.0000**	**0.0000**	**0.0000**	**0.0000**	**0.0000**		**0.0000**

3.7 Architectural Coating - 2025

Unmitigated Construction On-Site

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	lb/day										lb/day					
Archit. Coating	18.6819					0.0000	0.0000		0.0000	0.0000			0.0000			0.0000
Off-Road	0.0000	0.0000	0.0000	0.0000		0.0000	0.0000		0.0000	0.0000		0.0000	0.0000	0.0000		0.0000
Total	**18.6819**	**0.0000**	**0.0000**	**0.0000**		**0.0000**	**0.0000**		**0.0000**	**0.0000**		**0.0000**	**0.0000**	**0.0000**		**0.0000**

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	18.6819					0.0000	0.0000		0.0000	0.0000			0.0000			0.0000
Off-Road	0.0000	0.0000	0.0000	0.0000		0.0000	0.0000		0.0000	0.0000	0.0000	0.0000	0.0000	0.0000		0.0000
Total	**18.6819**	**0.0000**	**0.0000**	**0.0000**		**0.0000**	**0.0000**		**0.0000**	**0.0000**	**0.0000**	**0.0000**	**0.0000**	**0.0000**		**0.0000**

3.8 Paving - 2023

Unmitigated Construction On-Site

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	lb/day										lb/day					
Off-Road	2.2315	21.7335	22.3451	0.0451		0.9772	0.9772		0.9213	0.9213		4,334.4965	4,334.4965	1.0751		4,361.3745
Paving	0.0000					0.0000	0.0000		0.0000	0.0000			0.0000			0.0000
Total	**2.2315**	**21.7335**	**22.3451**	**0.0451**		**0.9772**	**0.9772**		**0.9213**	**0.9213**		**4,334.4965**	**4,334.4965**	**1.0751**		**4,361.3745**

Mitigated Construction On-Site

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	lb/day										lb/day					
Off-Road	2.2315	21.7335	22.3451	0.0451		0.9772	0.9772		0.9213	0.9213	0.0000	4,334.4965	4,334.4965	1.0751		4,361.3745
Paving	0.0000					0.0000	0.0000		0.0000	0.0000			0.0000			0.0000
Total	**2.2315**	**21.7335**	**22.3451**	**0.0451**		**0.9772**	**0.9772**		**0.9213**	**0.9213**	**0.0000**	**4,334.4965**	**4,334.4965**	**1.0751**		**4,361.3745**

670 Mesquit Project w/ Tier4 Final Mitigation

South Coast AQMD Air District, Winter

1.0 Project Characteristics

1.1 Land Usage

Land Uses	Size	Metric	Lot Acreage	Floor Surface Area	Population
General Office Building	944.05	1000sqft	1.00	944,055.00	0
User Defined Commercial	93.62	User Defined Unit	0.20	0.00	0
Enclosed Parking with Elevator	2,000.00	Space	0.25	800,000.00	0
City Park	3.26	Acre	3.26	141,876.00	0
Health Club	62.15	1000sqft	0.25	62,148.00	0
High Turnover (Sit Down Restaurant)	44.79	1000sqft	0.50	44,788.00	0
Hotel	236.00	Room	0.50	158,647.00	0
Quality Restaurant	73.65	1000sqft	1.00	73,646.00	0
User Defined Recreational	3.03	User Defined Unit	0.00	132,000.00	0
Apartments High Rise	308.00	Dwelling Unit	0.50	307,907.00	749
Regional Shopping Center	79.24	1000sqft	0.30	79,240.00	0
Supermarket	28.05	1000sqft	0.50	28,054.00	0
User Defined Retail	800.00	User Defined Unit	0.00	0.00	0

1.2 Other Project Characteristics

Urbanization	Urban	**Wind Speed (m/s)**	2.2	**Precipitation Freq (Days)**	31
Climate Zone	12			**Operational Year**	2025
Utility Company	Los Angeles Department of Water & Power				
CO2 Intensity (lb/MWhr)	1227.89	**CH4 Intensity (lb/MWhr)**	0.029	**N2O Intensity (lb/MWhr)**	0.006

1.3 User Entered Comments & Non-Default Data

Project Characteristics -

Land Use - MCC data 10/26

Construction Phase - MCC

Off-road Equipment - MCC

Off-road Equipment - MCC

Off-road Equipment - MCC

Off-road Equipment - MCC

Off-road Equipment - Crane = 7*10/8

Off-road Equipment - MCC

Off-road Equipment - MCC

Trips and VMT - MCC Truck spreadsheets

Demolition -

Grading - MCC

Vehicle Trips - mcc

Woodstoves - No fireplaces

Land Use Change -

Sequestration -

Construction Off-road Equipment Mitigation - Project with Construction Mitigation for Off-Road Eqpt

Table Name	Column Name	Default Value	New Value
tblArchitecturalCoating	ConstArea_Nonresidential_Exterior	695,289.00	808,098.00
tblArchitecturalCoating	ConstArea_Nonresidential_Interior	2,085,867.00	2,424,293.00
tblAreaCoating	Area_Nonresidential_Exterior	695289	788802
tblAreaCoating	Area_Nonresidential_Interior	2085867	2366405
tblAreaCoating	Area_Residential_Exterior	207837	207900
tblAreaCoating	Area_Residential_Interior	623512	623700
tblConstDustMitigation	WaterUnpavedRoadVehicleSpeed	0	15
tblConstEquipMitigation	NumberOfEquipmentMitigated	0.00	7.00
tblConstEquipMitigation	NumberOfEquipmentMitigated	0.00	10.00

tblConstEquipMitigation	NumberOfEquipmentMitigated	0.00	1.00
tblConstEquipMitigation	NumberOfEquipmentMitigated	0.00	8.00
tblConstEquipMitigation	NumberOfEquipmentMitigated	0.00	6.00
tblConstEquipMitigation	NumberOfEquipmentMitigated	0.00	2.00
tblConstEquipMitigation	NumberOfEquipmentMitigated	0.00	1.00
tblConstEquipMitigation	NumberOfEquipmentMitigated	0.00	10.00
tblConstEquipMitigation	NumberOfEquipmentMitigated	0.00	10.00
tblConstEquipMitigation	NumberOfEquipmentMitigated	0.00	4.00
tblConstEquipMitigation	NumberOfEquipmentMitigated	0.00	2.00
tblConstEquipMitigation	NumberOfEquipmentMitigated	0.00	1.00
tblConstEquipMitigation	NumberOfEquipmentMitigated	0.00	9.00
tblConstEquipMitigation	NumberOfEquipmentMitigated	0.00	2.00
tblConstEquipMitigation	NumberOfEquipmentMitigated	0.00	3.00
tblConstEquipMitigation	NumberOfEquipmentMitigated	0.00	1.00
tblConstEquipMitigation	NumberOfEquipmentMitigated	0.00	4.00
tblConstEquipMitigation	NumberOfEquipmentMitigated	0.00	15.00
tblConstEquipMitigation	Tier	No Change	Tier 4 Final
tblConstEquipMitigation	Tier	No Change	Tier 4 Final
tblConstEquipMitigation	Tier	No Change	Tier 4 Final
tblConstEquipMitigation	Tier	No Change	Tier 4 Final
tblConstEquipMitigation	Tier	No Change	Tier 4 Final
tblConstEquipMitigation	Tier	No Change	Tier 4 Final
tblConstEquipMitigation	Tier	No Change	Tier 4 Final
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tblConstEquipMitigation	Tier	No Change	Tier 4 Final
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tblConstEquipMitigation	Tier	No Change	Tier 4 Final
tblConstEquipMitigation	Tier	No Change	Tier 4 Final
tblConstEquipMitigation	Tier	No Change	Tier 4 Final
tblConstEquipMitigation	Tier	No Change	Tier 4 Final
tblConstEquipMitigation	Tier	No Change	Tier 4 Final
tblConstructionPhase	NumDays	20.00	917.00
tblConstructionPhase	NumDays	230.00	254.00
tblConstructionPhase	NumDays	230.00	1,255.00
tblConstructionPhase	NumDays	20.00	47.00
tblConstructionPhase	NumDays	20.00	302.00
tblConstructionPhase	NumDays	20.00	71.00
tblConstructionPhase	NumDaysWeek	5.00	6.00
tblConstructionPhase	NumDaysWeek	5.00	6.00
tblConstructionPhase	NumDaysWeek	5.00	6.00
tblConstructionPhase	NumDaysWeek	5.00	6.00
tblConstructionPhase	NumDaysWeek	5.00	6.00
tblConstructionPhase	NumDaysWeek	5.00	6.00
tblConstructionPhase	NumDaysWeek	5.00	6.00
tblFireplaces	FireplaceWoodMass	1,019.20	0.00
tblFireplaces	NumberGas	261.80	0.00
tblFireplaces	NumberNoFireplace	30.80	308.00
tblFireplaces	NumberWood	15.40	0.00
tblGrading	AcresOfGrading	566.25	5.45
tblGrading	MaterialExported	0.00	531,319.00
tblLandUse	LandUseSquareFeet	944,050.00	944,055.00
tblLandUse	LandUseSquareFeet	142,005.60	141,876.00
tblLandUse	LandUseSquareFeet	62,150.00	62,148.00
tblLandUse	LandUseSquareFeet	44,790.00	44,788.00

tblLandUse	LandUseSquareFeet	342,672.00	158,647.00
tblLandUse	LandUseSquareFeet	0.00	132,000.00
tblLandUse	LandUseSquareFeet	308,000.00	307,907.00
tblLandUse	LandUseSquareFeet	28,050.00	28,054.00
tblLandUse	LotAcreage	21.67	1.00
tblLandUse	LotAcreage	0.00	0.20
tblLandUse	LotAcreage	18.00	0.25
tblLandUse	LotAcreage	1.43	0.25
tblLandUse	LotAcreage	1.03	0.50
tblLandUse	LotAcreage	7.87	0.50
tblLandUse	LotAcreage	1.69	1.00
tblLandUse	LotAcreage	4.97	0.50
tblLandUse	LotAcreage	1.82	0.30
tblLandUse	LotAcreage	0.64	0.50
tblLandUse	Population	881.00	749.00
tblOffRoadEquipment	HorsePower	97.00	203.00
tblOffRoadEquipment	LoadFactor	0.37	0.36
tblOffRoadEquipment	OffRoadEquipmentUnitAmount	1.00	4.00
tblOffRoadEquipment	OffRoadEquipmentUnitAmount	3.00	4.00
tblOffRoadEquipment	OffRoadEquipmentUnitAmount	2.00	0.00
tblOffRoadEquipment	OffRoadEquipmentUnitAmount	1.00	2.00
tblOffRoadEquipment	OffRoadEquipmentUnitAmount	1.00	0.00
tblOffRoadEquipment	OffRoadEquipmentUnitAmount	3.00	4.00
tblOffRoadEquipment	OffRoadEquipmentUnitAmount	3.00	2.00
tblOffRoadEquipment	OffRoadEquipmentUnitAmount	1.00	4.00
tblOffRoadEquipment	OffRoadEquipmentUnitAmount	3.00	0.00
tblOffRoadEquipment	OffRoadEquipmentUnitAmount	1.00	0.00
tblOffRoadEquipment	OffRoadEquipmentUnitAmount	1.00	4.00
tblOffRoadEquipment	OffRoadEquipmentUnitAmount	3.00	4.00
tblOffRoadEquipment	OffRoadEquipmentUnitAmount	1.00	0.00

tblOffRoadEquipment	OffRoadEquipmentUnitAmount	3.00	0.00
tblOffRoadEquipment	OffRoadEquipmentUnitAmount	1.00	0.00
tblOffRoadEquipment	OffRoadEquipmentUnitAmount	1.00	0.00
tblOffRoadEquipment	OffRoadEquipmentUnitAmount	2.00	0.00
tblOffRoadEquipment	OffRoadEquipmentUnitAmount	2.00	1.00
tblOffRoadEquipment	UsageHours	8.00	10.00
tblOffRoadEquipment	UsageHours	8.00	10.00
tblOffRoadEquipment	UsageHours	8.00	10.00
tblOffRoadEquipment	UsageHours	8.00	10.00
tblOffRoadEquipment	UsageHours	8.00	10.00
tblOffRoadEquipment	UsageHours	8.00	10.00
tblOffRoadEquipment	UsageHours	8.00	10.00
tblOffRoadEquipment	UsageHours	7.00	9.00
tblOffRoadEquipment	UsageHours	8.00	10.00
tblOffRoadEquipment	UsageHours	8.00	10.00
tblOffRoadEquipment	UsageHours	7.00	9.00
tblOffRoadEquipment	UsageHours	8.00	10.00
tblOffRoadEquipment	UsageHours	8.00	10.00
tblOffRoadEquipment	UsageHours	8.00	10.00
tblSequestration	NumberOfNewTrees	0.00	115.00
tblSolidWaste	SolidWasteGenerationRate	67.21	69.94
tblWater	IndoorWaterUseRate	22,355,257.92	23,265,859.06
tblWater	OutdoorWaterUseRate	1,426,931.36	1,485,054.83
tblWoodstoves	NumberCatalytic	15.40	0.00
tblWoodstoves	NumberNoncatalytic	15.40	0.00
tblWoodstoves	WoodstoveWoodMass	999.60	0.00

2.0 Emissions Summary

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					
2020	16.8333	167.1197	144.3337	0.2700	20.9984	8.4952	29.4936	3.1785	7.9831	11.1617	0.0000	26,011.8347	26,011.8347	6.8960	0.0000	26,184.2338
2021	13.8385	126.1555	124.2275	0.2250	0.2181	6.5852	6.5852	0.0322	6.3952	6.3952	0.0000	21,468.5004	21,468.5004	3.8082	0.0000	21,545.9996
2022	25.8221	65.5775	66.7109	0.1256	0.0000	3.1852	3.1852	0.0000	3.0663	3.0663	0.0000	12,012.4953	12,012.4953	2.1535	0.0000	12,066.3324
2023	27.5837	82.0631	88.6434	0.1706	0.0000	3.7740	3.7740	0.0000	3.6117	3.6117	0.0000	16,346.8155	16,346.8155	3.1944	0.0000	16,426.6748
2024	24.9549	56.1084	65.9371	0.1256	0.0000	2.4684	2.4684	0.0000	2.3724	2.3724	0.0000	12,012.2040	12,012.2040	2.1045	0.0000	12,064.8171
2025	24.5693	51.8439	65.6331	0.1256	0.0000	2.1533	2.1533	0.0000	2.0674	2.0674	0.0000	12,012.4263	12,012.4263	2.0851	0.0000	12,064.5542
Maximum	**27.5837**	**167.1197**	**144.3337**	**0.2700**	**20.9984**	**8.4952**	**29.4936**	**3.1785**	**7.9831**	**11.1617**	**0.0000**	**26,011.8347**	**26,011.8347**	**6.8960**	**0.0000**	**26,184.2338**

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					
2020	3.2544	16.9842	169.3687	0.2700	8.1894	0.4235	8.6129	1.2396	0.4235	1.6632	0.0000	26,011.8346	26,011.8346	6.8960	0.0000	26,184.2337
2021	2.6766	21.1714	136.7185	0.2250	0.0851	0.3224	0.3733	0.0126	0.3224	0.3224	0.0000	21,468.5004	21,468.5004	3.8082	0.0000	21,545.9995
2022	20.2630	14.0277	75.1537	0.1256	0.0000	0.1850	0.1850	0.0000	0.1850	0.1850	0.0000	12,012.4952	12,012.4952	2.1535	0.0000	12,066.3323
2023	20.7873	16.2996	102.3397	0.1706	0.0000	0.2549	0.2549	0.0000	0.2549	0.2549	0.0000	16,346.8154	16,346.8154	3.1944	0.0000	16,426.6748
2024	20.2630	14.0277	75.1537	0.1256	0.0000	0.1850	0.1850	0.0000	0.1850	0.1850	0.0000	12,012.2040	12,012.2040	2.1045	0.0000	12,064.8171
2025	20.2630	14.0277	75.1537	0.1256	0.0000	0.1850	0.1850	0.0000	0.1850	0.1850	0.0000	12,012.4263	12,012.4263	2.0851	0.0000	12,064.5542
Maximum	**20.7873**	**21.1714**	**169.3687**	**0.2700**	**8.1894**	**0.4235**	**8.6129**	**1.2396**	**0.4235**	**1.6632**	**0.0000**	**26,011.8346**	**26,011.8346**	**6.8960**	**0.0000**	**26,184.2337**

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio-CO2	Total CO2	CH4	N20	CO2e
Percent Reduction	**34.50**	**82.41**	**-14.11**	**0.00**	**61.00**	**94.17**	**79.45**	**61.00**	**93.90**	**90.25**	**0.00**	**0.00**	**0.00**	**0.00**	**0.00**	**0.00**

3.0 Construction Detail

Construction Phase

Phase Number	Phase Name	Phase Type	Start Date	End Date	Num Days Week	Num Days	Phase Description
1	Demolition/Site Preparation	Demolition	1/6/2020	2/28/2020	6	47	
2	Drainage/Utilities/Trenching	Trenching	1/21/2020	3/30/2020	6	60	
3	Grading/Excavaton	Grading	2/17/2020	2/2/2021	6	302	
4	Foundation/Parking Garage	Building Construction	11/12/2020	9/3/2021	6	254	
5	Building Construction	Building Construction	5/4/2021	5/6/2025	6	1255	
6	Architectural Coating	Architectural Coating	3/18/2022	2/19/2025	6	917	
7	Paving	Paving	7/11/2023	9/30/2023	6	71	

Acres of Grading (Site Preparation Phase): 0

Acres of Grading (Grading Phase): 0

Acres of Paving: 0.25

Residential Indoor: 623,512; Residential Outdoor: 207,837; Non-Residential Indoor: 2,424,293; Non-Residential Outdoor: 808,098; Striped

OffRoad Equipment

Phase Name	Offroad Equipment Type	Amount	Usage Hours	Horse Power	Load Factor
Demolition/Site Preparation	Air Compressors	2	10.00	78	0.48
Demolition/Site Preparation	Concrete/Industrial Saws	4	10.00	81	0.73
Demolition/Site Preparation	Crushing/Proc. Equipment	1	10.00	85	0.78
Demolition/Site Preparation	Excavators	4	10.00	158	0.38
Demolition/Site Preparation	Excavators	3	10.00	158	0.38
Demolition/Site Preparation	Forklifts	2	10.00	89	0.20
Demolition/Site Preparation	Rubber Tired Dozers	0	8.00	247	0.40
Demolition/Site Preparation	Rubber Tired Loaders	2	10.00	203	0.36
Demolition/Site Preparation	Sweepers/Scrubbers	1	10.00	64	0.46
Demolition/Site Preparation	Tractors/Loaders/Backhoes	2	10.00	97	0.37
Demolition/Site Preparation	Tractors/Loaders/Backhoes	3	10.00	203	0.36

Drainage/Utilities/Trenching	Air Compressors	1	10.00	78	0.48
Drainage/Utilities/Trenching	Concrete/Industrial Saws	1	10.00	81	0.73
Drainage/Utilities/Trenching	Excavators	1	10.00	158	0.38
Drainage/Utilities/Trenching	Forklifts	1	10.00	89	0.20
Drainage/Utilities/Trenching	Tractors/Loaders/Backhoes	2	10.00	97	0.37
Grading/Excavaton	Bore/Drill Rigs	1	10.00	221	0.50
Grading/Excavaton	Cranes	1	10.00	231	0.29
Grading/Excavaton	Crawler Tractors	2	10.00	212	0.43
Grading/Excavaton	Excavators	2	10.00	158	0.38
Grading/Excavaton	Forklifts	1	10.00	89	0.20
Grading/Excavaton	Graders	1	10.00	187	0.41
Grading/Excavaton	Rubber Tired Dozers	0	8.00	247	0.40
Grading/Excavaton	Sweepers/Scrubbers	1	10.00	64	0.46
Grading/Excavaton	Tractors/Loaders/Backhoes	3	10.00	97	0.37
Grading/Excavaton	Tractors/Loaders/Backhoes	4	10.00	97	0.37
Foundation/Parking Garage	Aerial Lifts	1	10.00	63	0.31
Foundation/Parking Garage	Air Compressors	2	10.00	78	0.48
Foundation/Parking Garage	Cranes	1	9.00	231	0.29
Foundation/Parking Garage	Forklifts	2	10.00	89	0.20
Foundation/Parking Garage	Generator Sets	4	10.00	84	0.74
Foundation/Parking Garage	Pumps	5	10.00	84	0.74
Foundation/Parking Garage	Sweepers/Scrubbers	1	10.00	64	0.46
Foundation/Parking Garage	Tractors/Loaders/Backhoes	0	7.00	97	0.37
Foundation/Parking Garage	Welders	0	8.00	46	0.45
Building Construction	Aerial Lifts	6	10.00	63	0.31
Building Construction	Air Compressors	4	10.00	78	0.48
Building Construction	Concrete/Industrial Saws	2	10.00	81	0.73
Building Construction	Cranes	4	9.00	231	0.29
Building Construction	Forklifts	4	10.00	89	0.20
Building Construction	Generator Sets	0	8.00	84	0.74

Building Construction	Pumps	4	10.00	84	0.74
Building Construction	Rubber Tired Loaders	1	10.00	203	0.36
Building Construction	Sweepers/Scrubbers	1	10.00	64	0.46
Building Construction	Tractors/Loaders/Backhoes	0	7.00	97	0.37
Building Construction	Welders	0	8.00	46	0.45
Architectural Coating		0		0	
Architectural Coating	Air Compressors	0	6.00	78	0.48
Paving	Air Compressors	1	10.00	78	0.48
Paving	Concrete/Industrial Saws	1	10.00	81	0.73
Paving	Graders	1	10.00	187	0.41
Paving	Pavers	0	8.00	130	0.42
Paving	Paving Equipment	1	10.00	132	0.36
Paving	Rollers	2	10.00	80	0.38
Paving	Surfacing Equipment	1	10.00	263	0.30
Paving	Tractors/Loaders/Backhoes	1	10.00	97	0.37

3.1 Mitigation Measures Construction

Use Cleaner Engines for Construction Equipment

Use Soil Stabilizer

Water Exposed Area

Reduce Vehicle Speed on Unpaved Roads

3.2 Demolition/Site Preparation - 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					
Fugitive Dust					20.7803	0.0000	20.7803	3.1463	0.0000	3.1463			0.0000			0.0000
Off-Road	8.9782	83.6386	79.5743	0.1490		4.2924	4.2924		4.0819	4.0819		14,324.9214	14,324.9214	3.4242		14,410.5274
Total	**8.9782**	**83.6386**	**79.5743**	**0.1490**	**20.7803**	**4.2924**	**25.0726**	**3.1463**	**4.0819**	**7.2282**		**14,324.9214**	**14,324.9214**	**3.4242**		**14,410.5274**

Mitigated Construction On-Site

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	lb/day										lb/day					
Fugitive Dust					8.1043	0.0000	8.1043	1.2271	0.0000	1.2271			0.0000			0.0000
Off-Road	1.7588	9.0624	93.9751	0.1490		0.2293	0.2293		0.2293	0.2293	0.0000	14,324.9214	14,324.9214	3.4242		14,410.5274
Total	**1.7588**	**9.0624**	**93.9751**	**0.1490**	**8.1043**	**0.2293**	**8.3336**	**1.2271**	**0.2293**	**1.4564**	**0.0000**	**14,324.9214**	**14,324.9214**	**3.4242**		**14,410.5274**

3.3 Drainage/Utilities/Trenching - 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	1.9364	16.8302	18.9199	0.0289		1.0323	1.0323		0.9843	0.9843		2,772.0187	2,772.0187	0.5885		2,786.7303
Total	**1.9364**	**16.8302**	**18.9199**	**0.0289**		**1.0323**	**1.0323**		**0.9843**	**0.9843**		**2,772.0187**	**2,772.0187**	**0.5885**		**2,786.7303**

Mitigated Construction On-Site

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	lb/day										lb/day					
Off-Road	0.3257	1.4112	20.0820	0.0289		0.0434	0.0434		0.0434	0.0434	0.0000	2,772.0187	2,772.0187	0.5885		2,786.7303
Total	**0.3257**	**1.4112**	**20.0820**	**0.0289**		**0.0434**	**0.0434**		**0.0434**	**0.0434**	**0.0000**	**2,772.0187**	**2,772.0187**	**0.5885**		**2,786.7303**

3.4 Grading/Excavaton - 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					

Fugitive Dust					0.2181	0.0000	0.2181	0.0322	0.0000	0.0322			0.0000			0.0000
Off-Road	5.9186	66.6509	45.8396	0.0921		3.1706	3.1706		2.9169	2.9169		8,914.8945	8,914.8945	2.8833		8,986.9760
Total	**5.9186**	**66.6509**	**45.8396**	**0.0921**	**0.2181**	**3.1706**	**3.3887**	**0.0322**	**2.9169**	**2.9491**		**8,914.8945**	**8,914.8945**	**2.8833**		**8,986.9760**

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					0.0851	0.0000	0.0851	0.0126	0.0000	0.0126			0.0000			0.0000
Off-Road	1.1700	6.5107	55.3116	0.0921		0.1508	0.1508		0.1508	0.1508	0.0000	8,914.8945	8,914.8945	2.8833		8,986.9760
Total	**1.1700**	**6.5107**	**55.3116**	**0.0921**	**0.0851**	**0.1508**	**0.2359**	**0.0126**	**0.1508**	**0.1634**	**0.0000**	**8,914.8945**	**8,914.8945**	**2.8833**		**8,986.9760**

3.4 Grading/Excavaton - 2021

Unmitigated Construction On-Site

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	lb/day										lb/day					
Fugitive Dust					0.2181	0.0000	0.2181	0.0322	0.0000	0.0322			0.0000			0.0000
Off-Road	5.4413	60.6832	45.2229	0.0921		2.7835	2.7835		2.5609	2.5609		8,917.6263	8,917.6263	2.8841		8,989.7298
Total	**5.4413**	**60.6832**	**45.2229**	**0.0921**	**0.2181**	**2.7835**	**3.0016**	**0.0322**	**2.5609**	**2.5931**		**8,917.6263**	**8,917.6263**	**2.8841**		**8,989.7298**

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					0.0851	0.0000	0.0851	0.0126	0.0000	0.0126			0.0000			0.0000
Off-Road	1.1700	6.5107	55.3116	0.0921		0.1508	0.1508		0.1508	0.1508	0.0000	8,917.6263	8,917.6263	2.8841		8,989.7298

Total	**1.1700**	**6.5107**	**55.3116**	**0.0921**	**0.0851**	**0.1508**	**0.2359**	**0.0126**	**0.1508**	**0.1634**	**0.0000**	**8,917.6263**	**8,917.6263**	**2.8841**		**8,989.7298**

3.5 Foundation/Parking Garage - 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	6.7045	58.0851	57.3309	0.0995		3.3893	3.3893		3.3299	3.3299		9,457.0098	9,457.0098	0.9693		9,481.2419
Total	**6.7045**	**58.0851**	**57.3309**	**0.0995**		**3.3893**	**3.3893**		**3.3299**	**3.3299**		**9,457.0098**	**9,457.0098**	**0.9693**		**9,481.2419**

Mitigated Construction On-Site

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	lb/day										lb/day					
Off-Road	1.0955	7.1437	61.5648	0.0995		0.1374	0.1374		0.1374	0.1374	0.0000	9,457.0098	9,457.0098	0.9693		9,481.2419
Total	**1.0955**	**7.1437**	**61.5648**	**0.0995**		**0.1374**	**0.1374**		**0.1374**	**0.1374**	**0.0000**	**9,457.0098**	**9,457.0098**	**0.9693**		**9,481.2419**

3.5 Foundation/Parking Garage - 2021

Unmitigated Construction On-Site

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	lb/day										lb/day					
Off-Road	6.0147	52.7084	56.8176	0.0995		2.8965	2.8965		2.8458	2.8458		9,456.9594	9,456.9594	0.9240		9,480.0597
Total	**6.0147**	**52.7084**	**56.8176**	**0.0995**		**2.8965**	**2.8965**		**2.8458**	**2.8458**		**9,456.9594**	**9,456.9594**	**0.9240**		**9,480.0597**

Mitigated Construction On-Site

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	lb/day										lb/day					

Off-Road	1.0955	7.1437	61.5648	0.0995		0.1374	0.1374		0.1374	0.1374	0.0000	9,456.9594	9,456.9594	0.9240		9,480.0597
Total	**1.0955**	**7.1437**	**61.5648**	**0.0995**		**0.1374**	**0.1374**		**0.1374**	**0.1374**	**0.0000**	**9,456.9594**	**9,456.9594**	**0.9240**		**9,480.0597**

3.6 Building Construction - 2021

Unmitigated Construction On-Site

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	lb/day										lb/day					
Off-Road	7.8238	73.4471	67.4099	0.1255		3.6887	3.6887		3.5494	3.5494		12,011.5410	12,011.5410	2.1760		12,065.9399
Total	**7.8238**	**73.4471**	**67.4099**	**0.1255**		**3.6887**	**3.6887**		**3.5494**	**3.5494**		**12,011.5410**	**12,011.5410**	**2.1760**		**12,065.9399**

Mitigated Construction On-Site

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	lb/day										lb/day					
Off-Road	1.5812	14.0277	75.1537	0.1255		0.1850	0.1850		0.1850	0.1850	0.0000	12,011.5410	12,011.5410	2.1760		12,065.9398
Total	**1.5812**	**14.0277**	**75.1537**	**0.1255**		**0.1850**	**0.1850**		**0.1850**	**0.1850**	**0.0000**	**12,011.5410**	**12,011.5410**	**2.1760**		**12,065.9398**

3.6 Building Construction - 2022

Unmitigated Construction On-Site

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	lb/day										lb/day					
Off-Road	7.1403	65.5775	66.7109	0.1256		3.1852	3.1852		3.0663	3.0663		12,012.4953	12,012.4953	2.1535		12,066.3324
Total	**7.1403**	**65.5775**	**66.7109**	**0.1256**		**3.1852**	**3.1852**		**3.0663**	**3.0663**		**12,012.4953**	**12,012.4953**	**2.1535**		**12,066.3324**

Mitigated Construction On-Site

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

Category	lb/day										lb/day					
Off-Road	1.5812	14.0277	75.1537	0.1256		0.1850	0.1850		0.1850	0.1850	0.0000	12,012.4952	12,012.4952	2.1535		12,066.3323
Total	**1.5812**	**14.0277**	**75.1537**	**0.1256**		**0.1850**	**0.1850**		**0.1850**	**0.1850**	**0.0000**	**12,012.4952**	**12,012.4952**	**2.1535**		**12,066.3323**

3.6 Building Construction - 2023

Unmitigated Construction On-Site

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	lb/day										lb/day					
Off-Road	6.6704	60.3297	66.2982	0.1256		2.7968	2.7968		2.6904	2.6904		12,012.3189	12,012.3189	2.1193		12,065.3003
Total	**6.6704**	**60.3297**	**66.2982**	**0.1256**		**2.7968**	**2.7968**		**2.6904**	**2.6904**		**12,012.3189**	**12,012.3189**	**2.1193**		**12,065.3003**

Mitigated Construction On-Site

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	lb/day										lb/day					
Off-Road	1.5812	14.0277	75.1537	0.1256		0.1850	0.1850		0.1850	0.1850	0.0000	12,012.3189	12,012.3189	2.1193		12,065.3003
Total	**1.5812**	**14.0277**	**75.1537**	**0.1256**		**0.1850**	**0.1850**		**0.1850**	**0.1850**	**0.0000**	**12,012.3189**	**12,012.3189**	**2.1193**		**12,065.3003**

3.6 Building Construction - 2024

Unmitigated Construction On-Site

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	lb/day										lb/day					
Off-Road	6.2730	56.1084	65.9371	0.1256		2.4684	2.4684		2.3724	2.3724		12,012.2040	12,012.2040	2.1045		12,064.8171
Total	**6.2730**	**56.1084**	**65.9371**	**0.1256**		**2.4684**	**2.4684**		**2.3724**	**2.3724**		**12,012.2040**	**12,012.2040**	**2.1045**		**12,064.8171**

Mitigated Construction On-Site

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	lb/day										lb/day					
Off-Road	1.5812	14.0277	75.1537	0.1256		0.1850	0.1850		0.1850	0.1850	0.0000	12,012.2040	12,012.2040	2.1045		12,064.8171
Total	**1.5812**	**14.0277**	**75.1537**	**0.1256**		**0.1850**	**0.1850**		**0.1850**	**0.1850**	**0.0000**	**12,012.2040**	**12,012.2040**	**2.1045**		**12,064.8171**

3.6 Building Construction - 2025

Unmitigated Construction On-Site

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	lb/day										lb/day					
Off-Road	5.8874	51.8439	65.6331	0.1256		2.1533	2.1533		2.0674	2.0674		12,012.4263	12,012.4263	2.0851		12,064.5542
Total	**5.8874**	**51.8439**	**65.6331**	**0.1256**		**2.1533**	**2.1533**		**2.0674**	**2.0674**		**12,012.4263**	**12,012.4263**	**2.0851**		**12,064.5542**

Mitigated Construction On-Site

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	lb/day										lb/day					
Off-Road	1.5812	14.0277	75.1537	0.1256		0.1850	0.1850		0.1850	0.1850	0.0000	12,012.4263	12,012.4263	2.0851		12,064.5542
Total	**1.5812**	**14.0277**	**75.1537**	**0.1256**		**0.1850**	**0.1850**		**0.1850**	**0.1850**	**0.0000**	**12,012.4263**	**12,012.4263**	**2.0851**		**12,064.5542**

3.7 Architectural Coating - 2022

Unmitigated Construction On-Site

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	lb/day										lb/day					
Archit. Coating	18.6819					0.0000	0.0000		0.0000	0.0000			0.0000			0.0000
Off-Road	0.0000	0.0000	0.0000	0.0000		0.0000	0.0000		0.0000	0.0000		0.0000	0.0000	0.0000		0.0000

Total	**18.6819**	**0.0000**	**0.0000**	**0.0000**		**0.0000**	**0.0000**		**0.0000**	**0.0000**		**0.0000**	**0.0000**	**0.0000**		**0.0000**

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	18.6819					0.0000	0.0000		0.0000	0.0000			0.0000			0.0000
Off-Road	0.0000	0.0000	0.0000	0.0000		0.0000	0.0000		0.0000	0.0000	0.0000	0.0000	0.0000	0.0000		0.0000
Total	**18.6819**	**0.0000**	**0.0000**	**0.0000**		**0.0000**	**0.0000**		**0.0000**	**0.0000**	**0.0000**	**0.0000**	**0.0000**	**0.0000**		**0.0000**

3.7 Architectural Coating - 2023

Unmitigated Construction On-Site

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	lb/day										lb/day					
Archit. Coating	18.6819					0.0000	0.0000		0.0000	0.0000			0.0000			0.0000
Off-Road	0.0000	0.0000	0.0000	0.0000		0.0000	0.0000		0.0000	0.0000		0.0000	0.0000	0.0000		0.0000
Total	**18.6819**	**0.0000**	**0.0000**	**0.0000**		**0.0000**	**0.0000**		**0.0000**	**0.0000**		**0.0000**	**0.0000**	**0.0000**		**0.0000**

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	18.6819					0.0000	0.0000		0.0000	0.0000			0.0000			0.0000
Off-Road	0.0000	0.0000	0.0000	0.0000		0.0000	0.0000		0.0000	0.0000	0.0000	0.0000	0.0000	0.0000		0.0000
Total	**18.6819**	**0.0000**	**0.0000**	**0.0000**		**0.0000**	**0.0000**		**0.0000**	**0.0000**	**0.0000**	**0.0000**	**0.0000**	**0.0000**		**0.0000**

3.7 Architectural Coating - 2024

Unmitigated Construction On-Site

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	lb/day										lb/day					
Archit. Coating	18.6819					0.0000	0.0000		0.0000	0.0000			0.0000			0.0000
Off-Road	0.0000	0.0000	0.0000	0.0000		0.0000	0.0000		0.0000	0.0000		0.0000	0.0000	0.0000		0.0000
Total	**18.6819**	**0.0000**	**0.0000**	**0.0000**		**0.0000**	**0.0000**		**0.0000**	**0.0000**		**0.0000**	**0.0000**	**0.0000**		**0.0000**

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	18.6819					0.0000	0.0000		0.0000	0.0000			0.0000			0.0000
Off-Road	0.0000	0.0000	0.0000	0.0000		0.0000	0.0000		0.0000	0.0000	0.0000	0.0000	0.0000	0.0000		0.0000
Total	**18.6819**	**0.0000**	**0.0000**	**0.0000**		**0.0000**	**0.0000**		**0.0000**	**0.0000**	**0.0000**	**0.0000**	**0.0000**	**0.0000**		**0.0000**

3.7 Architectural Coating - 2025

Unmitigated Construction On-Site

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	lb/day										lb/day					
Archit. Coating	18.6819					0.0000	0.0000		0.0000	0.0000			0.0000			0.0000
Off-Road	0.0000	0.0000	0.0000	0.0000		0.0000	0.0000		0.0000	0.0000		0.0000	0.0000	0.0000		0.0000
Total	**18.6819**	**0.0000**	**0.0000**	**0.0000**		**0.0000**	**0.0000**		**0.0000**	**0.0000**		**0.0000**	**0.0000**	**0.0000**		**0.0000**

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	18.6819					0.0000	0.0000		0.0000	0.0000			0.0000			0.0000
Off-Road	0.0000	0.0000	0.0000	0.0000		0.0000	0.0000		0.0000	0.0000	0.0000	0.0000	0.0000	0.0000		0.0000
Total	**18.6819**	**0.0000**	**0.0000**	**0.0000**		**0.0000**	**0.0000**		**0.0000**	**0.0000**	**0.0000**	**0.0000**	**0.0000**	**0.0000**		**0.0000**

3.8 Paving - 2023

Unmitigated Construction On-Site

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	lb/day										lb/day					
Off-Road	2.2315	21.7335	22.3451	0.0451		0.9772	0.9772		0.9213	0.9213		4,334.4965	4,334.4965	1.0751		4,361.3745
Paving	0.0000					0.0000	0.0000		0.0000	0.0000			0.0000			0.0000
Total	**2.2315**	**21.7335**	**22.3451**	**0.0451**		**0.9772**	**0.9772**		**0.9213**	**0.9213**		**4,334.4965**	**4,334.4965**	**1.0751**		**4,361.3745**

Mitigated Construction On-Site

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	lb/day										lb/day					
Off-Road	0.5243	2.2719	27.1861	0.0451		0.0699	0.0699		0.0699	0.0699	0.0000	4,334.4965	4,334.4965	1.0751		4,361.3745
Paving	0.0000					0.0000	0.0000		0.0000	0.0000			0.0000			0.0000
Total	**0.5243**	**2.2719**	**27.1861**	**0.0451**		**0.0699**	**0.0699**		**0.0699**	**0.0699**	**0.0000**	**4,334.4965**	**4,334.4965**	**1.0751**		**4,361.3745**

Construction Annual GHG

	Metric Tons/Year			
Year	On-Road Mobile Sources	CalEEMod	Water + Construction Office	Total
2020	3,608	1,684.92	24	5,318
2021	3,000	2,159.88	24	5,185
2022	2,995	1,713.11	24	4,733
2023	3,007	1,847.95	24	4,879
2024	2,629	1,718.37	25	4,372
2025	845	591	8	1,445
Total	**16,085**	**9,715**	**130**	**25,931**
Amortized - 30 years	**536**	**324**	**4**	**864**

670 Mesquit
Construction GHG Analysis

Temporary Construction Trailer - Electricity							
Land Use	**Square Feet**	**Energy Use per year (kWh)**	**Estimated Project Construction Duration (years)**	**Total Energy Use (kWh)**	**Construction Water GHG Emissions Total**	**Electricity Emission Factor**	**Electricity Emission Factor**
General Office	1,000	12,990	4.6	59,434	21.29	**(MT CO2/MWh)**	**(lbs CO2/MWh)**
Note: CalEEMod 2016.3.2 used to estimate energy use for temporary construction office						0.36	787.02
						(MT CH4/MWh)	**(lbs CH4/MWh)**
						1.32E-05	0.029
						(MT N2O/MWh)	**(lbs N2O/MWh)**
						2.80E-06	0.00617

670 Mesquit
Construction Energy Analysis

Construction Water Energy Estimates

Source	Construction Water Use per Day (Mgal)	Total Construction Water Use (Mgal)	Total Electricity Demand from water Demand (kWh)	Annual Electricity Demand from water Demand (kWh)
Project	0.016	23.415	304,881	66,636
CalEEMod Water Electricity Factors	**Electricity Intensity Factor To Supply (kWh/Mgal)**	**Electricity Intensity Factor To Treat (kWh/Mgal)**	**Electricity Intensity Factor To Distribute (kWh/Mgal)**	**Electricity Intensity Factor For Wastewater Treatment (kWh/Mgal)**
Project	9727	111	1272	1911

Construction Water GHG Emissions Total	Electricity Emission Factor	Electricity Emission Factor
109.19	**(MT CO2/MWh)**	**(lbs CO2/MWh)**
	0.36	787.02
	(MT CH4/MWh)	**(lbs CH4/MWh)**
	1.32E-05	0.029
	(MT N2O/MWh)	**(lbs N2O/MWh)**
	2.80E-06	0.00617

Sources:

Electricity Intensity Factors - California Emissions Estimator Model (CalEEMod).

Estimated construction water use assumed to be generally equivalent to landscape irrigation, based on a factor of 20.94 gallons per year per square foot of landscaped area within the Los Angeles area (Mediterranean climate), which assumes high water demand landscaping materials and an irrigation system efficiency of 85%. Factor is therefore (20.94 GAL/SF/year) x (43,560 SF/acre) / (365 days/year) / (0.85) = 2,940 gallons/acre/day, rounded up to 3,000 gallons/acre/day. (U.S. Department of Energy, Energy Efficiency & Renewable Energy, Federal Energy Management Program. “Guidelines for Estimating Unmetered Landscaping Water Use." July 2010. Page 12, Table 4 - Annual Irrigation Factor – Landscaped Areas with High Water Requirements).

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	M	x	ah	az	bj	CB	cn	**de**	dp	ec	gy
	M	X	AH	AZ	BJ	CB	CN	**DE**	DP	EC	GY
annual	**Onsite Emissions-Local/Construction**										
Source	**ROG**	**NOX**	**CO**	**SO2**	**Fugitive PM10 ton/year**	**Exhaust PM10**	**PM10 Total**	**Fugitive PM2.5**	**Exhaust PM2.5**	**Total PM2.5**	**CO2e**
Demolition/Site Prep - 2020	0.04	0.21	2.21	0.00	0.19	0.01	0.20	0.03	0.01	0.03	307.22
Drainage/Utilities/Trenching - 2020	0.01	0.04	0.60	0.00	0.00	0.00	0.00	0.00	0.00	0.00	75.84
Grading/Excavation - 2020	0.16	0.89	7.58	0.01	0.01	0.02	0.03	0.00	0.02	0.02	1116.94
Grading/Excavation - 2021	0.02	0.09	0.77	0.00	0.01	0.00	0.02	0.00	0.00	0.00	114.17
Foundation/Concrete Pours/Parking Garage 2020	0.02	0.15	1.32	0.00	0.00	0.00	0.00	0.00	0.00	0.00	184.93
Foundation/Concrete Pours/Parking Garage 2021	0.12	0.75	6.50	0.01	0.00	0.01	0.01	0.00	0.01	0.01	907.32
Building Construction - 2021	0.16	1.46	7.82	0.01	0.00	0.02	0.02	0.00	0.02	0.02	1138.39
Building Construction - 2022	0.25	2.20	11.76	0.02	0.00	0.03	0.03	0.00	0.03	0.03	1713.11
Building Construction - 2023	0.25	2.19	11.72	0.02	0.00	0.03	0.03	0.00	0.03	0.03	1707.49
Building Construction - 2024	0.25	2.20	11.80	0.02	0.00	0.03	0.03	0.00	0.03	0.03	1718.37
Building Construction - 2025	0.09	0.76	4.06	0.01	0.00	0.01	0.01	0.00	0.01	0.01	591.02
Architectural Coating - 2022	2.32	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
Architectural Coating - 2023	2.91	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
Architectural Coating - 2024	2.93	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
Architectural Coating - 2025	0.40	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
Paving - 2023	0.02	0.08	0.97	0.00	0.00	0.00	0.00	0.00	0.00		140.46
	Regional Emissions (On-Site Construction) - CalEEMod										**Offsite Emissions - Worker, Visitor, Vendor and Haul (EMFAC-2017)**

Regional Emissions (CalEEMod)	ROG	NOX	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	Total PM2.5	CO2e	ROG	NOX	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	Total PM2.5	CO2e
Demolition/Site Prep - 2020	0.04	0.21	2.2	0.00	0.19	0.01	0.20	0.03	0.01	0.03	307.22	1.922	43.116	18.678	0.125	2.133	0.447	2.580	0.499	0.383	0.882	300.634
Drainage/Utilities/Trenching - 2020	0.01	0.04	0.6	0.00	0.00	0.00	0.00	0.00	0.00	0.00	75.84	0.050	0.213	2.253	0.006	0.335	0.004	0.340	0.071	0.004	0.075	16.464
Grading/Excavation - 2020	0.16	0.89	7.6	0.01	0.01	0.02	0.03	0.00	0.02	0.02	1116.94	3.591	79.721	34.530	0.224	3.625	0.795	4.419	0.849	0.680	1.528	3155.132
Grading/Excavation - 2021	0.02	0.09	0.8	0.00	0.01	0.00	0.02	0.00	0.00	0.00	114.17	3.045	70.562	31.605	0.209	3.379	0.621	4.000	0.790	0.504	1.293	302.191
Foundation/Concrete Pours/Parking Garage 2020	0.02	0.15	1.3	0.00	0.00	0.00	0.00	0.00	0.00	0.00	184.93	7.918	146.921	88.400	0.358	4.870	1.053	5.923	1.129	0.912	2.041	136.195
Foundation/Concrete Pours/Parking Garage 2021	0.12	0.75	6.5	0.01	0.00	0.01	0.01	0.00	0.01	0.01	907.32	6.274	117.109	76.441	0.301	4.343	0.722	5.065	1.003	0.600	1.603	732.763
Building Construction - 2021	0.16	1.46	7.8	0.01	0.00	0.02	0.02	0.00	0.02	0.02	1138.39	1.876	16.899	67.239	0.201	10.403	0.207	10.610	2.218	0.186	2.404	1965.431
Building Construction - 2022	0.25	2.20	11.8	0.02	0.00	0.03	0.03	0.00	0.03	0.03	1713.11	1.675	16.281	62.232	0.198	10.428	0.164	10.592	2.225	0.141	2.366	2919.563
Building Construction - 2023	0.25	2.19	11.7	0.02	0.00	0.03	0.03	0.00	0.03	0.03	1707.49	1.233	9.892	54.550	0.179	10.305	0.125	10.430	2.195	0.109	2.303	2640.591
Building Construction - 2024	0.25	2.20	11.8	0.02	0.00	0.03	0.03	0.00	0.03	0.03	1718.37	1.044	7.959	49.743	0.171	10.259	0.117	10.375	2.183	0.103	2.286	2538.546
Building Construction - 2025	0.09	0.76	4.1	0.01	0.00	0.01	0.01	0.00	0.01	0.01	591.02	0.874	6.237	45.465	0.162	10.234	0.108	10.343	2.176	0.097	2.273	833.195
Architectural Coating - 2022	2.32	0.00	0.0	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.069	1.066	1.703	0.006	0.250	0.008	0.258	0.055	0.007	0.062	75.431
Architectural Coating - 2023	2.91	0.00	0.0	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.057	0.890	1.612	0.006	0.250	0.005	0.255	0.055	0.003	0.059	91.471
Architectural Coating - 2024	2.93	0.00	0.0	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.054	0.880	1.535	0.006	0.250	0.004	0.255	0.055	0.003	0.059	90.450
Architectural Coating - 2025	0.40	0.00	0.0	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.052	0.868	1.464	0.006	0.250	0.004	0.255	0.055	0.003	0.058	12.128
Paving - 2023	0.02	0.08	1.0	0.00	0.00	0.00	0.00	0.00	0.00	0.00	140.46	0.722	19.976	12.299	0.075	1.350	0.089	1.439	0.314	0.037	0.351	274.852
TOTAL ALL YEARS (CalEEMod w/out On-Road Vehicles - Use for QA/QC)	*9.9*	*11.0*	*67.1*	*0.1*	*0.2*	*0.17*	*0.4*	*0.0*	*0.17*		*9715.2*											
2020	*0.23*	*1.30*	*11.7122*	*0.0*	*0.2*	*0.0*	*0.2*	*0.0*	*0.0*		*1684.9*											
2021	*0.30*	*2.30*	*15.0855*	*0.0*	*0.0*	*0.0*	*0.0*	*0.0*	*0.0*		*2159.9*											
2022	*2.56*	*2.20*	*11.7615*	*0.0*	*0.0*	*0.0*	*0.0*	*0.0*	*0.0*		*1713.1*											
2023	*3.18*	*2.27*	*12.6891*	*0.0*	*0.0*	*0.0*	*0.0*	*0.0*	*0.0*		*1847.9*											
2024	*3.18*	*2.20*	*11.7991*	*0.0*	*0.0*	*0.0*	*0.0*	*0.0*	*0.0*		*1718.4*											
2025	*0.49*	*0.76*	*4.0583*	*0.0*	*0.0*	*0.0*	*0.0*	*0.0*	*0.0*		*591.0*											

TOTAL Regional Emissions (On-Site Construction + Worker+Visitor+Vendor+Haul)

Regional Emissions	ROG	NOX	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	Total PM2.5	CO2e
Demolition/Site Prep - 2020	2.0	43.3	20.9	0.13	2.32	0.45	2.78	0.53	0.39	0.92	608
Drainage/Utilities/Trenching - 2020	0.1	0.3	2.9	0.01	0.34	0.01	0.34	0.07	0.01	0.08	92
Grading/Excavation - 2020	3.8	80.6	42.1	0.24	3.64	0.82	4.45	0.85	0.70	1.55	4272
Grading/Excavation - 2021	3.1	70.7	32.4	0.21	3.39	0.62	4.01	0.79	0.51	1.30	416
Foundation/Concrete Pours/Parking Garage 2020	7.9	147.1	89.7	0.36	4.87	1.06	5.93	1.13	0.91	2.04	321
Foundation/Concrete Pours/Parking Garage 2021	6.4	117.9	82.9	0.31	4.34	0.74	5.08	1.00	0.61	1.62	1640
Building Construction - 2021	2.0	18.4	75.1	0.21	10.40	0.23	10.63	2.22	0.20	2.42	3104
Building Construction - 2022	1.9	18.5	74.0	0.22	10.43	0.19	10.62	2.22	0.17	2.39	4633
Building Construction - 2023	1.5	12.1	66.3	0.20	10.30	0.15	10.46	2.19	0.14	2.33	4348
Building Construction - 2024	1.3	10.2	61.5	0.19	10.26	0.15	10.40	2.18	0.13	2.32	4257
Building Construction - 2025	1.0	7.0	49.5	0.17	10.23	0.12	10.35	2.18	0.11	2.28	1424
Architectural Coating - 2022	2.4	1.1	1.7	0.01	0.25	0.01	0.26	0.06	0.01	0.06	75
Architectural Coating - 2023	3.0	0.9	1.6	0.01	0.25	0.00	0.25	0.06	0.00	0.06	91
Architectural Coating - 2024	3.0	0.9	1.5	0.01	0.25	0.00	0.25	0.06	0.00	0.06	90
Architectural Coating - 2025	0.5	0.9	1.5	0.01	0.25	0.00	0.25	0.06	0.00	0.06	12
Paving - 2023	0.7	20.1	13.3	0.08	1.35	0.09	1.44	0.31	0.04	0.35	415

MITIGATED ANNUAL PROJECT TOTALS - REGIONAL W/ ALL TRUCKS	ROG	NOX	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	Total PM2.5	CO2e
2020	13.72	271.27	155.57	0.73	11.17	2.33	13.49	2.58	2.01	4.59	5293.3
2021	11.49	206.87	190.37	0.74	18.14	1.59	19.72	4.01	1.33	5.34	5160.3
2022	4.31	19.54	75.70	0.22	10.68	0.20	10.88	2.28	0.18	2.46	4708.1
2023	5.19	33.03	81.15	0.28	11.91	0.25	12.16	2.56	0.18	2.74	4854.9
2024	4.28	11.04	63.08	0.20	10.51	0.15	10.66	2.24	0.14	2.37	4347.4
2025	1.41	7.86	50.99	0.17	10.48	0.12	10.61	2.23	0.11	2.34	1436.3
PROJECT TOTAL	40.4	549.6	616.9	2.3	72.9	4.64	77.5	15.9	3.94	19.8	25800.3

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Total On-Road Emissions

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Total On-Road Emissions

Construction Phase	Daily One-Way Trips	Haul Days per Phase (days)	Work Hours per Day (hours/day)	One-Way Trip Distance per Day (miles)	Idling per Day (minutes)	Regional Emissions (pounds/day) ROG	NOX	CO	SO2	PM10 Dust	PM10 Exh	Total PM10	PM2.5 Dust	PM2.5 Exh	Total PM2.5	(MT/yr) Total CO2e
Demolition/Site Prep	2020															
Total Haul Trips	5370															
Hauling	115	47	8	25	15	1.66	39.20	13.27	0.11	1.46	0.40	1.86	0.35	0.34	0.69	258.30
Vendor	34	47	8	6.9	15	0.19	3.57	1.76	0.01	0.13	0.04	0.17	0.03	0.03	0.07	21.44
Worker	94	47	8	14.7	0	0.08	0.35	3.65	0.01	0.54	0.01	0.55	0.12	0.01	0.12	20.90
Total						**1.92**	**43.12**	**18.68**	**0.12**	**2.13**	**0.45**	**2.58**	**0.50**	**0.38**	**0.88**	**300.63**
Drainage/Utilities/Trenching	2020															
Total Haul Trips	0															
Hauling	0	60	8	25	15	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
Vendor	0	60	8	6.9	15	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
Worker	58	60	8	14.7	0	0.05	0.21	2.25	0.01	0.34	0.00	0.34	0.07	0.00	0.08	16.46
Total						**0.05**	**0.21**	**2.25**	**0.01**	**0.34**	**0.00**	**0.34**	**0.07**	**0.00**	**0.08**	**16.46**
Grading/Excavation	2020															
Total Haul Trips	68864															
Hauling	252	274	8	21	15	3.29	75.64	27.33	0.20	2.69	0.75	3.43	0.64	0.63	1.28	2848.68
Vendor	34	274	8	6.9	15	0.19	3.57	1.76	0.01	0.13	0.04	0.17	0.03	0.03	0.07	124.97
Worker	140	274	8	14.7	0	0.12	0.52	5.44	0.01	0.81	0.01	0.82	0.17	0.01	0.18	181.48
Total						**3.59**	**79.72**	**34.53**	**0.22**	**3.62**	**0.79**	**4.42**	**0.85**	**0.68**	**1.53**	**3155.13**
Grading/Excavation	2021															
Total Haul Trips	7038															
Hauling	252	28	8	21	15	2.96	70.18	27.41	0.20	2.69	0.61	3.30	0.64	0.50	1.14	286.74
Vendor	0	28	8	6.9	15	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
Worker	120	28	8	14.7	0	0.09	0.39	4.20	0.01	0.69	0.01	0.70	0.15	0.01	0.15	15.46
Total						**3.05**	**70.56**	**31.61**	**0.21**	**3.38**	**0.62**	**4.00**	**0.79**	**0.50**	**1.29**	**302.19**
Foundation/Concrete Pours	2020															
Total Haul Trips	2816															
Hauling	896	43	8	6.9	15	7.40	140.28	75.35	0.32	3.14	0.97	4.11	0.75	0.84	1.59	51.34
Vendor	54	43	8	6.9	15	0.29	5.67	2.79	0.01	0.21	0.06	0.27	0.06	0.06	0.11	31.15
Worker	264	43	8	14.7	0	0.23	0.97	10.26	0.03	1.53	0.02	1.55	0.32	0.02	0.34	53.71
Total						**7.92**	**146.92**	**88.40**	**0.36**	**4.87**	**1.05**	**5.92**	**1.13**	**0.91**	**2.04**	**136.20**
Foundation/Concretes Pours	2021															
Total Haul Trips	17544															
Hauling	742	211	8	6.9	15	5.79	110.69	64.26	0.26	2.60	0.65	3.25	0.62	0.54	1.16	317.25
Vendor	57	211	8	6.9	15	0.28	5.57	2.95	0.01	0.22	0.05	0.27	0.06	0.05	0.10	159.28
Worker	264	211	8	14.7	0	0.20	0.85	9.23	0.03	1.53	0.02	1.54	0.32	0.02	0.34	256.23
Total						**6.27**	**117.11**	**76.44**	**0.30**	**4.34**	**0.72**	**5.07**	**1.00**	**0.60**	**1.60**	**732.76**
Building Construction	2021															
Total Haul Trips	9184															
Hauling	45	208	8	6.9	15	0.35	6.71	3.90	0.02	0.16	0.04	0.20	0.04	0.03	0.07	169.26
Vendor	47	208	8	6.9	15	0.23	4.59	2.43	0.01	0.18	0.04	0.22	0.05	0.04	0.09	129.47
Worker	1742	208	8	14.7	0	1.29	5.59	60.91	0.17	10.06	0.12	10.19	2.13	0.11	2.25	1666.70
Total						**1.88**	**16.90**	**67.24**	**0.20**	**10.40**	**0.21**	**10.61**	**2.22**	**0.19**	**2.40**	**1965.43**
Building Construction	2022															
Total Haul Trips	15834															
Hauling	51	313	8	6.9	15	0.36	7.16	4.53	0.02	0.18	0.02	0.20	0.04	0.02	0.06	285.36
Vendor	48	313	8	6.9	15	0.20	4.21	2.45	0.01	0.18	0.02	0.21	0.05	0.02	0.07	195.50
Worker	1742	313	8	14.7	0	1.11	4.91	55.25	0.17	10.06	0.12	10.18	2.13	0.11	2.24	2438.70
Total						**1.68**	**16.28**	**62.23**	**0.20**	**10.43**	**0.16**	**10.59**	**2.22**	**0.14**	**2.37**	**2919.56**
Building Construction	2023															
Total Haul Trips	5800															
Hauling	19	312	8	6.9	15	0.12	2.28	1.77	0.01	0.07	0.01	0.07	0.02	0.00	0.02	100.61
Vendor	45	312	8	6.9	15	0.15	3.27	2.33	0.01	0.17	0.01	0.18	0.05	0.01	0.05	174.19
Worker	1742	312	8	14.7	0	0.96	4.34	50.46	0.16	10.06	0.11	10.17	2.13	0.10	2.23	2365.79
Total						**1.23**	**9.89**	**54.55**	**0.18**	**10.30**	**0.12**	**10.43**	**2.19**	**0.11**	**2.30**	**2640.59**
Building Construction	2024															
Total Haul Trips	2332															
Hauling	8	314	8	6.9	15	0.05	0.96	0.75	0.00	0.03	0.00	0.03	0.01	0.00	0.01	42.11
Vendor	43	314	8	6.9	15	0.14	3.13	2.22	0.01	0.17	0.01	0.17	0.04	0.01	0.05	165.25
Worker	1742	314	8	14.7	0	0.85	3.87	46.78	0.16	10.06	0.10	10.17	2.13	0.10	2.23	2331.18
Total						**1.04**	**7.96**	**49.74**	**0.17**	**10.26**	**0.12**	**10.38**	**2.18**	**0.10**	**2.29**	**2538.55**
Building Construction	2025															
Total Haul Trips	0															
Hauling	0	108	8	6.9	15	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
Vendor	38	108	8	6.9	15	0.13	2.75	1.96	0.01	0.15	0.01	0.15	0.04	0.00	0.04	49.40
Worker	1746	108	8	14.7	0	0.75	3.49	43.51	0.15	10.09	0.10	10.19	2.14	0.09	2.23	783.79
Total						**0.87**	**6.24**	**45.47**	**0.16**	**10.23**	**0.11**	**10.34**	**2.18**	**0.10**	**2.27**	**833.20**
Architectural Coating	2022															
Total Haul Trips	0															
Hauling	0	248	8	6.9	15	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
Vendor	11	248	8	6.9	15	0.05	0.96	0.56	0.00	0.04	0.01	0.05	0.01	0.00	0.02	35.50
Worker	36	248	8	14.7	0	0.02	0.10	1.14	0.00	0.21	0.00	0.21	0.04	0.00	0.05	39.93
Total						**0.07**	**1.07**	**1.70**	**0.01**	**0.25**	**0.01**	**0.26**	**0.06**	**0.01**	**0.06**	**75.43**
Architectural Coating	2023															
Total Haul Trips	0															
Hauling	0	312	8	6.9	15	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
Vendor	11	312	8	6.9	15	0.04	0.80	0.57	0.00	0.04	0.00	0.04	0.01	0.00	0.01	42.58
Worker	36	312	8	14.7	0	0.02	0.09	1.04	0.00	0.21	0.00	0.21	0.04	0.00	0.05	48.89
Total						**0.06**	**0.89**	**1.61**	**0.01**	**0.25**	**0.00**	**0.25**	**0.06**	**0.00**	**0.06**	**91.47**
Architectural Coating	2024															
Total Haul Trips	0															
Hauling	0	314	8	6.9	15	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
Vendor	11	314	8	6.9	15	0.04	0.80	0.57	0.00	0.04	0.00	0.04	0.01	0.00	0.01	42.27
Worker	36	314	8	14.7	0	0.02	0.08	0.97	0.00	0.21	0.00	0.21	0.04	0.00	0.05	48.18
Total						**0.05**	**0.88**	**1.53**	**0.01**	**0.25**	**0.00**	**0.25**	**0.06**	**0.00**	**0.06**	**90.45**
Architectural Coating	2025															
Total Haul Trips	0															
Hauling	0	43	8	6.9	15	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
Vendor	11	43	8	6.9	15	0.04	0.80	0.57	0.00	0.04	0.00	0.04	0.01	0.00	0.01	5.69
Worker	36	43	8	14.7	0	0.02	0.07	0.90	0.00	0.21	0.00	0.21	0.04	0.00	0.05	6.43
Total						**0.05**	**0.87**	**1.46**	**0.01**	**0.25**	**0.00**	**0.25**	**0.06**	**0.00**	**0.06**	**12.13**
Paving	2023															
Total Haul Trips	7100															
Hauling	100	71	8	20	15	0.69	19.83	10.62	0.07	1.01	0.09	1.10	0.24	0.03	0.28	256.93
Vendor	0	71	8	6.9	15	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
Worker	58	71	8	14.7	0	0.03	0.14	1.68	0.01	0.34	0.00	0.34	0.07	0.00	0.07	17.93
Total						**0.72**	**19.98**	**12.30**	**0.07**	**1.35**	**0.09**	**1.44**	**0.31**	**0.04**	**0.35**	**274.85**

670 Mesquit
Running Emissions

	Running Emissions Factor (grams/mile)						Running Emissions Factor (grams/mile)		
	ROG	NOX	CO	SO2	PM10	PM2.5	CO2	CH4	N2O
2020Hauling Hauling	0.15386498	4.61891891	0.78386135	0.01425253	0.06028305	0.05096405	1557.29508	0.08338243	0.24690912
2020Vendor Vendor	0.15124835	3.677245069	0.82588289	0.01253145	0.06759381	0.0613106	1343.89815	0.04642706	0.19212412
2020Worker Worker	0.02650346	0.095403757	1.19863498	0.00315949	0.00236925	0.00218177	319.339679	0.00614444	0.00786252
2021Hauling Hauling	0.12620572	4.15950723	0.71287214	0.01393045	0.04992653	0.04005706	1525.37491	0.08351254	0.24199568
2021Vendor Vendor	0.12249373	3.233187426	0.70879527	0.01224721	0.05543956	0.04918302	1315.14531	0.04555861	0.1880736
2021Worker Worker	0.02284286	0.082410826	1.07893873	0.00306668	0.00220432	0.00202974	310.672428	0.00535983	0.00708257
2022Hauling Hauling	0.08226554	3.599432701	0.58471725	0.01351157	0.02819978	0.01684188	1482.70352	0.08250755	0.2353682
2022Vendor Vendor	0.07241052	2.616583918	0.52853411	0.01187484	0.0300148	0.02364406	1276.78816	0.04355473	0.18249542
2022Worker Worker	0.01972321	0.071700028	0.97875019	0.00297092	0.00205734	0.00189428	302.229965	0.00468709	0.00642649
2023Hauling Hauling	0.02484541	2.710419736	0.45895877	0.01270224	0.01850905	0.00676572	1398.5421	0.0807947	0.22220929
2023Vendor Vendor	0.02004854	1.897105468	0.36915196	0.01127829	0.01231945	0.00631194	1214.59133	0.04144657	0.17313528
2023Worker Worker	0.01706945	0.062705801	0.89377441	0.00287522	0.00193597	0.00178238	294.260787	0.00410994	0.00586831
2024Hauling Hauling	0.02458897	2.723037975	0.47357094	0.01250861	0.0186296	0.00700681	1379.15077	0.0815436	0.21921389
2024Vendor Vendor	0.01916821	1.906874216	0.35684521	0.01110104	0.01238964	0.00644197	1196.57604	0.0416712	0.17076486
2024Worker Worker	0.01505923	0.055504439	0.82854296	0.00279391	0.00185826	0.00171059	288.215557	0.00366991	0.00541773
2025Hauling Hauling	0.02421893	2.705648441	0.48505768	0.01226849	0.01867117	0.00702816	1354.79373	0.08252877	0.21543619
2025Vendor Vendor	0.01834442	1.8973158	0.34650879	0.01089131	0.01244193	0.00648281	1175.08078	0.0420402	0.16782321
2025Worker Worker	0.01319336	0.049450855	0.76886077	0.00269886	0.00177187	0.00163094	281.178633	0.00325166	0.00502995
GWP	N/A	N/A	N/A	N/A	N/A	N/A	1	25	298

670 Mesquit
Running Emissions

	Running Emissions Factor (grams/mile)								Running Emissions Factor (grams/mile)
	ROG	NOX	CO	SO2	PM10	PM2.5	CO2	CH4	N2O
2020Hauling Hauling	0.15386498	4.61891891	0.78386135	0.01425253	0.06028305	0.05096405	1557.29508	0.08338243	0.24690912
2020Vendor Vendor	0.15124835	3.677245069	0.82588289	0.01253145	0.06759381	0.0613106	1343.89815	0.04642706	0.19212412
2020Worker Worker	0.02650346	0.095403757	1.19863498	0.00315949	0.00236925	0.00218177	319.339679	0.00614444	0.00786252
2021Hauling Hauling	0.12620572	4.15950723	0.71287214	0.01393045	0.04992653	0.04005706	1525.37491	0.08351254	0.24199568
2021Vendor Vendor	0.12249373	3.233187426	0.70879527	0.01224721	0.05543956	0.04918302	1315.14531	0.04555861	0.1880736
2021Worker Worker	0.02284286	0.082410826	1.07893873	0.00306668	0.00220432	0.00202974	310.672428	0.00535983	0.00708257
2022Hauling Hauling	0.08226554	3.599432701	0.58471725	0.01351157	0.02819978	0.01684188	1482.70352	0.08250755	0.2353682
2022Vendor Vendor	0.07241052	2.616583918	0.52853411	0.01187484	0.0300148	0.02364406	1276.78816	0.04355473	0.18249542
2022Worker Worker	0.01972321	0.071700028	0.97875019	0.00297092	0.00205734	0.00189428	302.229965	0.00468709	0.00642649
2023Hauling Hauling	0.02484541	2.710419736	0.45895877	0.01270224	0.01850905	0.00676572	1398.5421	0.0807947	0.22220929
2023Vendor Vendor	0.02004854	1.897105468	0.36915196	0.01127829	0.01231945	0.00631194	1214.59133	0.04144657	0.17313528
2023Worker Worker	0.01706945	0.062705801	0.89377441	0.00287522	0.00193597	0.00178238	294.260787	0.00410994	0.00586831
2024Hauling Hauling	0.02458897	2.723037975	0.47357094	0.01250861	0.0186296	0.00700681	1379.15077	0.0815436	0.21921389
2024Vendor Vendor	0.01916821	1.906874216	0.35684521	0.01110104	0.01238964	0.00644197	1196.57604	0.0416712	0.17076486
2024Worker Worker	0.01505923	0.055504439	0.82854296	0.00279391	0.00185826	0.00171059	288.215557	0.00366991	0.00541773
2025Hauling Hauling	0.02421893	2.705648441	0.48505768	0.01226849	0.01867117	0.00702816	1354.79373	0.08252877	0.21543619
2025Vendor Vendor	0.01834442	1.8973158	0.34650879	0.01089131	0.01244193	0.00648281	1175.08078	0.0420402	0.16782321
2025Worker Worker	0.01319336	0.049450855	0.76886077	0.00269886	0.00177187	0.00163094	281.178633	0.00325166	0.00502995
GWP	N/A	N/A	N/A	N/A	N/A	N/A	1	25	298

Construction Phase	Daily One-Way Trips	Haul Days per Phase (days)	Work Hours per Day (hours/day)	One-Way Trip Distance per Day (miles)	Regional Emissions (pounds/day)						Regional Emissions (MT/year)			
					ROG	NOX	CO	SO2	PM10	PM2.5	CO2	CH4	N2O	CO2e
Demolition/Site Prep	2020													
Total Haul Trips	5370													
Hauling	115	47	8	25	0.98	29.28	4.97	0.09	0.38	0.32	210.43	0.28	9.94	220.65
Vendor	34	47	8	6.9	0.08	1.90	0.43	0.01	0.03	0.03	14.82	0.01	0.63	15.46
Worker	94	47	8	14.7	0.08	0.29	3.65	0.01	0.01	0.01	20.74	0.01	0.15	20.90
Drainage/Utilities/Trenchi	2020													
Total Haul Trips	0													
Hauling	0	60	8	25	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
Vendor	0	60	8	6.9	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
Worker	58	60	8	14.7	0.05	0.18	2.25	0.01	0.00	0.00	16.34	0.01	0.12	16.46
Grading/Excavation	2020													
Total Haul Trips	68864													
Hauling	252	274	8	21	1.80	53.89	9.15	0.17	0.70	0.59	2258.09	3.02	106.69	2367.80
Vendor	34	274	8	6.9	0.08	1.90	0.43	0.01	0.03	0.03	86.39	0.07	3.68	90.14
Worker	140	274	8	14.7	0.12	0.43	5.44	0.01	0.01	0.01	180.07	0.09	1.32	181.48
Grading/Excavation	2021													
Total Haul Trips	7038													
Hauling	252	28	8	21	1.47	48.53	8.32	0.16	0.58	0.47	226.02	0.31	10.69	237.02
Vendor	0	28	8	6.9	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
Worker	120	28	8	14.7	0.09	0.32	4.20	0.01	0.01	0.01	15.34	0.01	0.10	15.46
Foundation/Concrete Pour	2020													
Total Haul Trips	2816													
Hauling	896	43	8	6.9	2.10	62.96	10.68	0.19	0.82	0.69	30.26	0.04	1.43	31.73
Vendor	54	43	8	6.9	0.12	3.02	0.68	0.01	0.06	0.05	21.53	0.02	0.92	22.47
Worker	264	43	8	14.7	0.23	0.82	10.26	0.03	0.02	0.02	53.29	0.03	0.39	53.71
Foundation/Concretes Pou	2021													
Total Haul Trips	17544													
Hauling	742	211	8	6.9	1.42	46.95	8.05	0.16	0.56	0.45	184.65	0.25	8.73	193.63
Vendor	57	211	8	6.9	0.11	2.80	0.61	0.01	0.05	0.04	109.14	0.09	4.65	113.88
Worker	264	211	8	14.7	0.20	0.71	9.23	0.03	0.02	0.02	254.39	0.11	1.73	256.23
Building Construction	2021													
Total Haul Trips	9184													
Hauling	45	208	8	6.9	0.09	2.85	0.49	0.01	0.03	0.03	98.51	0.13	4.66	103.31
Vendor	47	208	8	6.9	0.09	2.31	0.51	0.01	0.04	0.04	88.71	0.08	3.78	92.57
Worker	1742	208	8	14.7	1.29	4.65	60.91	0.17	0.12	0.11	1654.75	0.71	11.24	1666.70
Building Construction	2022													
Total Haul Trips	15834													
Hauling	51	313	8	6.9	0.06	2.79	0.45	0.01	0.02	0.01	163.31	0.23	7.73	171.26
Vendor	48	313	8	6.9	0.05	1.91	0.39	0.01	0.02	0.02	132.36	0.11	5.64	138.11
Worker	1742	313	8	14.7	1.11	4.05	55.25	0.17	0.12	0.11	2422.41	0.94	15.35	2438.70
Building Construction	2023													
Total Haul Trips	5800													
Hauling	19	312	8	6.9	0.01	0.78	0.13	0.00	0.01	0.00	57.20	0.08	2.71	60.00
Vendor	45	312	8	6.9	0.01	1.30	0.25	0.01	0.01	0.00	117.66	0.10	5.00	122.76
Worker	1742	312	8	14.7	0.96	3.54	50.46	0.16	0.11	0.10	2351.00	0.82	13.97	2365.79
Building Construction	2024													
Total Haul Trips	2332													
Hauling	8	314	8	6.9	0.00	0.33	0.06	0.00	0.00	0.00	23.90	0.04	1.13	25.07
Vendor	43	314	8	6.9	0.01	1.25	0.23	0.01	0.01	0.00	111.48	0.10	4.74	116.32
Worker	1742	314	8	14.7	0.85	3.13	46.78	0.16	0.10	0.10	2317.46	0.74	12.98	2331.18
Building Construction	2025													
Total Haul Trips	0													
Hauling	0	108	8	6.9	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
Vendor	38	108	8	6.9	0.01	1.10	0.20	0.01	0.01	0.00	33.28	0.03	1.42	34.72
Worker	1746	108	8	14.7	0.75	2.80	43.51	0.15	0.10	0.09	779.41	0.23	4.15	783.79
Architectural Coating	2022													
Total Haul Trips	0													
Hauling	0	248	8	6.9	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
Vendor	11	248	8	6.9	0.01	0.44	0.09	0.00	0.01	0.00	24.03	0.02	1.02	25.08
Worker	36	248	8	14.7	0.02	0.08	1.14	0.00	0.00	0.00	39.67	0.02	0.25	39.93
Architectural Coating	2023													
Total Haul Trips	0													
Hauling	0	312	8	6.9	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
Vendor	11	312	8	6.9	0.00	0.32	0.06	0.00	0.00	0.00	28.76	0.02	1.22	30.01
Worker	36	312	8	14.7	0.02	0.07	1.04	0.00	0.00	0.00	48.59	0.02	0.29	48.89
Architectural Coating	2024													
Total Haul Trips	0													
Hauling	0	314	8	6.9	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
Vendor	11	314	8	6.9	0.00	0.32	0.06	0.00	0.00	0.00	28.52	0.02	1.21	29.76
Worker	36	314	8	14.7	0.02	0.06	0.97	0.00	0.00	0.00	47.89	0.02	0.27	48.18
Architectural Coating	2025													
Total Haul Trips	0													
Hauling	0	43	8	6.9	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
Vendor	11	43	8	6.9	0.00	0.32	0.06	0.00	0.00	0.00	3.84	0.00	0.16	4.00
Worker	36	43	8	14.7	0.02	0.06	0.90	0.00	0.00	0.00	6.40	0.00	0.03	6.43
Paving	2023													
Total Haul Trips	7100													
Hauling	100	71	8	20	0.11	11.95	2.02	0.06	0.08	0.03	198.59	0.29	9.40	208.28
Vendor	0	71	8	6.9	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
Worker	58	71	8	14.7	0.03	0.12	1.68	0.01	0.00	0.00	17.81	0.01	0.11	17.93

670 Mesquit

Road Dust, Break Wear, and Tire wear Emissions

	Emission Factors (grams/mile)					
	PM10			PM2.5		
	RD	BW	TW	RD	BW	TW
2020Hauling Hauling	1.34E-01	0.061041559	0.03557907	2.00E-02	0.02616067	0.00889477
2020Vendor Vendor	1.34E-01	0.095690798	0.02378954	2.00E-02	0.04101034	0.00594738
2020Worker Worker	1.34E-01	0.036750011	0.008	2.00E-02	0.01575	0.002
2021Hauling Hauling	1.34E-01	0.061050019	0.03558424	2.00E-02	0.02616429	0.00889606
2021Vendor Vendor	1.34E-01	0.095695028	0.02379212	2.00E-02	0.04101215	0.00594803
2021Worker Worker	1.34E-01	0.036750011	0.008	2.00E-02	0.01575	0.002
2022Hauling Hauling	1.34E-01	0.061057896	0.03558894	2.00E-02	0.02616767	0.00889724
2022Vendor Vendor	1.34E-01	0.095698967	0.02379447	2.00E-02	0.04101384	0.00594862
2022Worker Worker	1.34E-01	0.036750011	0.008	2.00E-02	0.01575	0.002
2023Hauling Hauling	1.34E-01	0.061065773	0.0355935	2.00E-02	0.02617105	0.00889838
2023Vendor Vendor	1.34E-01	0.095702905	0.02379675	2.00E-02	0.04101553	0.00594919
2023Worker Worker	1.34E-01	0.036750011	0.008	2.00E-02	0.01575	0.002
2024Hauling Hauling	1.34E-01	0.061072705	0.03559743	2.00E-02	0.02617402	0.00889936
2024Vendor Vendor	1.34E-01	0.095706371	0.02379871	2.00E-02	0.04101702	0.00594968
2024Worker Worker	1.34E-01	0.036750011	0.008	2.00E-02	0.01575	0.002
2025Hauling Hauling	1.34E-01	0.061078441	0.03560057	2.00E-02	0.02617647	0.00890014
2025Vendor Vendor	1.34E-01	0.095709239	0.02380029	2.00E-02	0.04101825	0.00595007
2025Worker Worker	1.34E-01	0.036750011	0.008	2.00E-02	0.01575	0.002

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Road Dust, Break Wear, and Tire wear Emissions

	Emission Factors (grams/mile)					
	PM10			PM2.5		
	RD	BW	TW	RD	BW	TW
2020Hauling Hauling	1.34E-01	0.061041559	0.03557907	2.00E-02	0.02616067	0.00889477
2020Vendor Vendor	1.34E-01	0.095690798	0.02378954	2.00E-02	0.04101034	0.00594738
2020Worker Worker	1.34E-01	0.036750011	0.008	2.00E-02	0.01575	0.002
2021Hauling Hauling	1.34E-01	0.061050019	0.03558424	2.00E-02	0.02616429	0.00889606
2021Vendor Vendor	1.34E-01	0.095695028	0.02379212	2.00E-02	0.04101215	0.00594803
2021Worker Worker	1.34E-01	0.036750011	0.008	2.00E-02	0.01575	0.002
2022Hauling Hauling	1.34E-01	0.061057896	0.03558894	2.00E-02	0.02616767	0.00889724
2022Vendor Vendor	1.34E-01	0.095698967	0.02379447	2.00E-02	0.04101384	0.00594862
2022Worker Worker	1.34E-01	0.036750011	0.008	2.00E-02	0.01575	0.002
2023Hauling Hauling	1.34E-01	0.061065773	0.0355935	2.00E-02	0.02617105	0.00889838
2023Vendor Vendor	1.34E-01	0.095702905	0.02379675	2.00E-02	0.04101553	0.00594919
2023Worker Worker	1.34E-01	0.036750011	0.008	2.00E-02	0.01575	0.002
2024Hauling Hauling	1.34E-01	0.061072705	0.03559743	2.00E-02	0.02617402	0.00889936
2024Vendor Vendor	1.34E-01	0.095706371	0.02379871	2.00E-02	0.04101702	0.00594968
2024Worker Worker	1.34E-01	0.036750011	0.008	2.00E-02	0.01575	0.002
2025Hauling Hauling	1.34E-01	0.061078441	0.03560057	2.00E-02	0.02617647	0.00890014
2025Vendor Vendor	1.34E-01	0.095709239	0.02380029	2.00E-02	0.04101825	0.00595007
2025Worker Worker	1.34E-01	0.036750011	0.008	2.00E-02	0.01575	0.002

Construction Phase	Daily One-Way Trips	Haul Days per Phase (days)	Work Hours per Day (hours/day)	One-Way Trip Distance per Day (miles)	Regional Emissions (pounds/day)					
					PM10			PM2.5		
					RD	BW	TW	RD	BW	TW
Demolition/Site Prep	2020									
Total Haul Trips	5370									
Hauling	115	47	8	25	0.85	0.39	0.23	0.13	0.17	0.06
Vendor	34	47	8	6.9	0.07	0.05	0.01	0.01	0.02	0.00
Worker	94	47	8	14.7	0.41	0.11	0.02	0.06	0.05	0.01
Drainage/Utilities/Trenchir	2020									
Total Haul Trips	0									
Hauling	0	60	8	25	0.00	0.00	0.00	0.00	0.00	0.00
Vendor	0	60	8	6.9	0.00	0.00	0.00	0.00	0.00	0.00
Worker	58	60	8	14.7	0.25	0.07	0.02	0.04	0.03	0.00
Grading/Excavation	2020									
Total Haul Trips	68864									
Hauling	252	274	8	21	1.56	0.71	0.42	0.23	0.31	0.10
Vendor	34	274	8	6.9	0.07	0.05	0.01	0.01	0.02	0.00
Worker	140	274	8	14.7	0.61	0.17	0.04	0.09	0.07	0.01
Grading/Excavation	2021									
Total Haul Trips	7038									
Hauling	252	28	8	21	1.56	0.71	0.42	0.23	0.31	0.10
Vendor	0	28	8	6.9	0.00	0.00	0.00	0.00	0.00	0.00
Worker	120	28	8	14.7	0.52	0.14	0.03	0.08	0.06	0.01
Foundation/Concrete Pour	2020									
Total Haul Trips	2816									
Hauling	896	43	8	6.9	1.82	0.83	0.48	0.27	0.36	0.12
Vendor	54	43	8	6.9	0.11	0.08	0.02	0.02	0.03	0.00
Worker	264	43	8	14.7	1.14	0.31	0.07	0.17	0.13	0.02
Foundation/Concretes Pou	2021									
Total Haul Trips	17544									
Hauling	742	211	8	6.9	1.51	0.69	0.40	0.23	0.30	0.10
Vendor	57	211	8	6.9	0.12	0.08	0.02	0.02	0.04	0.01
Worker	264	211	8	14.7	1.14	0.31	0.07	0.17	0.13	0.02
Building Construction	2021									
Total Haul Trips	9184									
Hauling	45	208	8	6.9	0.09	0.04	0.02	0.01	0.02	0.01
Vendor	47	208	8	6.9	0.10	0.07	0.02	0.01	0.03	0.00
Worker	1742	208	8	14.7	7.54	2.07	0.45	1.13	0.89	0.11
Building Construction	2022									
Total Haul Trips	15834									
Hauling	51	313	8	6.9	0.10	0.05	0.03	0.02	0.02	0.01
Vendor	48	313	8	6.9	0.10	0.07	0.02	0.01	0.03	0.00
Worker	1742	313	8	14.7	7.54	2.07	0.45	1.13	0.89	0.11

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Road Dust, Break Wear, and Tire wear Emissions

	Emission Factors (grams/mile)					
	PM10			PM2.5		
	RD	BW	TW	RD	BW	TW
2020Hauling Hauling	1.34E-01	0.061041559	0.03557907	2.00E-02	0.02616067	0.00889477
2020Vendor Vendor	1.34E-01	0.095690798	0.02378954	2.00E-02	0.04101034	0.00594738
2020Worker Worker	1.34E-01	0.036750011	0.008	2.00E-02	0.01575	0.002
2021Hauling Hauling	1.34E-01	0.061050019	0.03558424	2.00E-02	0.02616429	0.00889606
2021Vendor Vendor	1.34E-01	0.095695028	0.02379212	2.00E-02	0.04101215	0.00594803
2021Worker Worker	1.34E-01	0.036750011	0.008	2.00E-02	0.01575	0.002
2022Hauling Hauling	1.34E-01	0.061057896	0.03558894	2.00E-02	0.02616767	0.00889724
2022Vendor Vendor	1.34E-01	0.095698967	0.02379447	2.00E-02	0.04101384	0.00594862
2022Worker Worker	1.34E-01	0.036750011	0.008	2.00E-02	0.01575	0.002
2023Hauling Hauling	1.34E-01	0.061065773	0.0355935	2.00E-02	0.02617105	0.00889838
2023Vendor Vendor	1.34E-01	0.095702905	0.02379675	2.00E-02	0.04101553	0.00594919
2023Worker Worker	1.34E-01	0.036750011	0.008	2.00E-02	0.01575	0.002
2024Hauling Hauling	1.34E-01	0.061072705	0.03559743	2.00E-02	0.02617402	0.00889936
2024Vendor Vendor	1.34E-01	0.095706371	0.02379871	2.00E-02	0.04101702	0.00594968
2024Worker Worker	1.34E-01	0.036750011	0.008	2.00E-02	0.01575	0.002
2025Hauling Hauling	1.34E-01	0.061078441	0.03560057	2.00E-02	0.02617647	0.00890014
2025Vendor Vendor	1.34E-01	0.095709239	0.02380029	2.00E-02	0.04101825	0.00595007
2025Worker Worker	1.34E-01	0.036750011	0.008	2.00E-02	0.01575	0.002

Construction Phase	Daily One-Way Trips	Haul Days per Phase (days)	Work Hours per Day (hours/day)	One-Way Trip Distance per Day (miles)	Regional Emissions (pounds/day)					
					PM10			PM2.5		
					RD	BW	TW	RD	BW	TW
Building Construction	2023									
Total Haul Trips	5800									
Hauling	19	312	8	6.9	0.04	0.02	0.01	0.01	0.01	0.00
Vendor	45	312	8	6.9	0.09	0.07	0.02	0.01	0.03	0.00
Worker	1742	312	8	14.7	7.54	2.07	0.45	1.13	0.89	0.11
Building Construction	2024									
Total Haul Trips	2332									
Hauling	8	314	8	6.9	0.02	0.01	0.00	0.00	0.00	0.00
Vendor	43	314	8	6.9	0.09	0.06	0.02	0.01	0.03	0.00
Worker	1742	314	8	14.7	7.54	2.07	0.45	1.13	0.89	0.11
Building Construction	2025									
Total Haul Trips	0									
Hauling	0	108	8	6.9	0.00	0.00	0.00	0.00	0.00	0.00
Vendor	38	108	8	6.9	0.08	0.06	0.01	0.01	0.02	0.00
Worker	1746	108	8	14.7	7.56	2.08	0.45	1.13	0.89	0.11
Architectural Coating	2022									
Total Haul Trips	0									
Hauling	0	248	8	6.9	0.00	0.00	0.00	0.00	0.00	0.00
Vendor	11	248	8	6.9	0.02	0.02	0.00	0.00	0.01	0.00
Worker	36	248	8	14.7	0.16	0.04	0.01	0.02	0.02	0.00
Architectural Coating	2023									
Total Haul Trips	0									
Hauling	0	312	8	6.9	0.00	0.00	0.00	0.00	0.00	0.00
Vendor	11	312	8	6.9	0.02	0.02	0.00	0.00	0.01	0.00
Worker	36	312	8	14.7	0.16	0.04	0.01	0.02	0.02	0.00
Architectural Coating	2024									
Total Haul Trips	0									
Hauling	0	314	8	6.9	0.00	0.00	0.00	0.00	0.00	0.00
Vendor	11	314	8	6.9	0.02	0.02	0.00	0.00	0.01	0.00
Worker	36	314	8	14.7	0.16	0.04	0.01	0.02	0.02	0.00
Architectural Coating	2025									
Total Haul Trips	0									
Hauling	0	43	8	6.9	0.00	0.00	0.00	0.00	0.00	0.00
Vendor	11	43	8	6.9	0.02	0.02	0.00	0.00	0.01	0.00
Worker	36	43	8	14.7	0.16	0.04	0.01	0.02	0.02	0.00
Paving	2023									
Total Haul Trips	7100									
Hauling	100	71	8	20	0.59	0.27	0.16	0.09	0.12	0.04
Vendor	0	71	8	6.9	0.00	0.00	0.00	0.00	0.00	0.00
Worker	58	71	8	14.7	0.25	0.07	0.02	0.04	0.03	0.00

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South Coast AQMD Air District, Annual

1.0 Project Characteristics

1.1 Land Usage

Land Uses	Size	Metric	Lot Acreage	Floor Surface Area	Population
General Office Building	944.05	1000sqft	1.00	944,055.00	0
User Defined Commercial	93.62	User Defined Unit	0.20	0.00	0
Enclosed Parking with Elevator	2,000.00	Space	0.25	800,000.00	0
City Park	3.26	Acre	3.26	141,876.00	0
Health Club	62.15	1000sqft	0.25	62,148.00	0
High Turnover (Sit Down Restaurant)	44.79	1000sqft	0.50	44,788.00	0
Hotel	236.00	Room	0.50	158,647.00	0
Quality Restaurant	73.65	1000sqft	1.00	73,646.00	0
User Defined Recreational	3.03	User Defined Unit	3.03	132,000.00	0
Apartments High Rise	308.00	Dwelling Unit	0.50	307,907.00	749
Regional Shopping Center	79.24	1000sqft	0.30	79,240.00	0
Supermarket	28.05	1000sqft	0.50	28,054.00	0
User Defined Retail	800.00	User Defined Unit	0.20	0.00	0

1.2 Other Project Characteristics

Urbanization	Urban	**Wind Speed (m/s)**	2.2	**Precipitation Freq (Days)**	31
Climate Zone	12			**Operational Year**	2025
Utility Company	Los Angeles Department of Water & Power				
CO2 Intensity (lb/MWhr)	1227.89	**CH4 Intensity (lb/MWhr)**	0.029	**N2O Intensity (lb/MWhr)**	0.006

1.3 User Entered Comments & Non-Default Data

Project Characteristics -

Land Use - MCC data

Construction Phase - MCC

Off-road Equipment - MCC

Off-road Equipment - MCC

Off-road Equipment - MCC

Off-road Equipment - MCC

Off-road Equipment - Crane = 7*10/8

Off-road Equipment - MCC

Off-road Equipment - MCC

Trips and VMT - MCC Truck spreadsheets

Demolition -

Grading - MCC

Woodstoves - No fireplaces

Land Use Change -

Sequestration -

Construction Off-road Equipment Mitigation -

Table Name	Column Name	Default Value	New Value
tblArchitecturalCoating	ConstArea_Nonresidential_Exterior	695,289.00	808,098.00
tblArchitecturalCoating	ConstArea_Nonresidential_Interior	2,085,867.00	2,424,293.00
tblAreaCoating	Area_Nonresidential_Exterior	695289	788802
tblAreaCoating	Area_Nonresidential_Interior	2085867	2366405
tblAreaCoating	Area_Residential_Exterior	207837	207900
tblAreaCoating	Area_Residential_Interior	623512	623700
tblConstDustMitigation	WaterUnpavedRoadVehicleSpeed	0	15
tblConstructionPhase	NumDays	20.00	917.00
tblConstructionPhase	NumDays	230.00	254.00
tblConstructionPhase	NumDays	230.00	1,255.00
tblConstructionPhase	NumDays	20.00	47.00
tblConstructionPhase	NumDays	20.00	302.00
tblConstructionPhase	NumDays	20.00	71.00

tblConstructionPhase	NumDaysWeek	5.00	6.00
tblConstructionPhase	NumDaysWeek	5.00	6.00
tblConstructionPhase	NumDaysWeek	5.00	6.00
tblConstructionPhase	NumDaysWeek	5.00	6.00
tblConstructionPhase	NumDaysWeek	5.00	6.00
tblConstructionPhase	NumDaysWeek	5.00	6.00
tblConstructionPhase	NumDaysWeek	5.00	6.00
tblFireplaces	FireplaceWoodMass	1,019.20	0.00
tblFireplaces	NumberGas	261.80	0.00
tblFireplaces	NumberNoFireplace	30.80	308.00
tblFireplaces	NumberWood	15.40	0.00
tblGrading	AcresOfGrading	566.25	5.45
tblGrading	MaterialExported	0.00	531,319.00
tblLandUse	LandUseSquareFeet	944,050.00	944,055.00
tblLandUse	LandUseSquareFeet	142,005.60	141,876.00
tblLandUse	LandUseSquareFeet	62,150.00	62,148.00
tblLandUse	LandUseSquareFeet	44,790.00	44,788.00
tblLandUse	LandUseSquareFeet	342,672.00	158,647.00
tblLandUse	LandUseSquareFeet	0.00	132,000.00
tblLandUse	LandUseSquareFeet	308,000.00	307,907.00
tblLandUse	LandUseSquareFeet	28,050.00	28,054.00
tblLandUse	LotAcreage	21.67	1.00
tblLandUse	LotAcreage	0.00	0.20
tblLandUse	LotAcreage	18.00	0.25
tblLandUse	LotAcreage	1.43	0.25
tblLandUse	LotAcreage	1.03	0.50
tblLandUse	LotAcreage	7.87	0.50
tblLandUse	LotAcreage	1.69	1.00
tblLandUse	LotAcreage	0.00	3.03
tblLandUse	LotAcreage	4.97	0.50
tblLandUse	LotAcreage	1.82	0.30
tblLandUse	LotAcreage	0.64	0.50

tblLandUse	LotAcreage	0.00	0.20
tblLandUse	Population	881.00	749.00
tblOffRoadEquipment	HorsePower	97.00	203.00
tblOffRoadEquipment	LoadFactor	0.37	0.36
tblOffRoadEquipment	OffRoadEquipmentUnitAmount	1.00	4.00
tblOffRoadEquipment	OffRoadEquipmentUnitAmount	3.00	4.00
tblOffRoadEquipment	OffRoadEquipmentUnitAmount	2.00	0.00
tblOffRoadEquipment	OffRoadEquipmentUnitAmount	1.00	2.00
tblOffRoadEquipment	OffRoadEquipmentUnitAmount	1.00	0.00
tblOffRoadEquipment	OffRoadEquipmentUnitAmount	3.00	4.00
tblOffRoadEquipment	OffRoadEquipmentUnitAmount	3.00	2.00
tblOffRoadEquipment	OffRoadEquipmentUnitAmount	1.00	4.00
tblOffRoadEquipment	OffRoadEquipmentUnitAmount	3.00	0.00
tblOffRoadEquipment	OffRoadEquipmentUnitAmount	1.00	0.00
tblOffRoadEquipment	OffRoadEquipmentUnitAmount	1.00	4.00
tblOffRoadEquipment	OffRoadEquipmentUnitAmount	3.00	4.00
tblOffRoadEquipment	OffRoadEquipmentUnitAmount	1.00	0.00
tblOffRoadEquipment	OffRoadEquipmentUnitAmount	3.00	0.00
tblOffRoadEquipment	OffRoadEquipmentUnitAmount	1.00	0.00
tblOffRoadEquipment	OffRoadEquipmentUnitAmount	1.00	0.00
tblOffRoadEquipment	OffRoadEquipmentUnitAmount	2.00	0.00
tblOffRoadEquipment	OffRoadEquipmentUnitAmount	2.00	1.00
tblOffRoadEquipment	UsageHours	8.00	10.00
tblOffRoadEquipment	UsageHours	8.00	10.00
tblOffRoadEquipment	UsageHours	8.00	10.00
tblOffRoadEquipment	UsageHours	8.00	10.00
tblOffRoadEquipment	UsageHours	8.00	10.00
tblOffRoadEquipment	UsageHours	8.00	10.00
tblOffRoadEquipment	UsageHours	8.00	10.00
tblOffRoadEquipment	UsageHours	7.00	9.00
tblOffRoadEquipment	UsageHours	8.00	10.00
tblOffRoadEquipment	UsageHours	8.00	10.00

tblOffRoadEquipment	UsageHours	7.00	9.00
tblOffRoadEquipment	UsageHours	8.00	10.00
tblOffRoadEquipment	UsageHours	8.00	10.00
tblOffRoadEquipment	UsageHours	8.00	10.00
tblSequestration	NumberOfNewTrees	0.00	115.00
tblSolidWaste	SolidWasteGenerationRate	67.21	69.94
tblWater	IndoorWaterUseRate	22,355,257.92	23,265,859.06
tblWater	OutdoorWaterUseRate	1,426,931.36	1,485,054.83
tblWoodstoves	NumberCatalytic	15.40	0.00
tblWoodstoves	NumberNoncatalytic	15.40	0.00
tblWoodstoves	WoodstoveWoodMass	999.60	0.00

2.0 Emissions Summary

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					
2020	1.2241	12.8504	9.9502	0.0191	0.5213	0.6391	1.1604	0.0788	0.5967	0.6755	0.0000	1,673.2682	1,673.2682	0.4663	0.0000	1,684.9248
2021	1.5244	14.0488	13.6380	0.0248	0.0329	0.7282	0.7611	4.8600e-003	0.7052	0.7101	0.0000	2,151.6211	2,151.6211	0.3304	0.0000	2,159.8801
2022	3.4340	10.2629	10.4403	0.0197	0.0000	0.4985	0.4985	0.0000	0.4799	0.4799	0.0000	1,705.4670	1,705.4670	0.3057	0.0000	1,713.1104
2023	4.0342	10.1830	11.1358	0.0212	0.0000	0.4710	0.4710	0.0000	0.4524	0.4524	0.0000	1,839.5859	1,839.5859	0.3345	0.0000	1,847.9495
2024	3.9179	8.8090	10.3521	0.0197	0.0000	0.3875	0.3875	0.0000	0.3725	0.3725	0.0000	1,710.8742	1,710.8742	0.2997	0.0000	1,718.3678
2025	0.7196	2.7996	3.5442	6.7800e-003	0.0000	0.1163	0.1163	0.0000	0.1116	0.1116	0.0000	588.4645	588.4645	0.1022	0.0000	591.0181
Maximum	**4.0342**	**14.0488**	**13.6380**	**0.0248**	**0.5213**	**0.7282**	**1.1604**	**0.0788**	**0.7052**	**0.7101**	**0.0000**	**2,151.6211**	**2,151.6211**	**0.4663**	**0.0000**	**2,159.8801**

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					
2020	1.2241	12.8504	9.9502	0.0191	0.2033	0.6391	0.8424	0.0307	0.5967	0.6274	0.0000	1,673.2662	1,673.2662	0.4663	0.0000	1,684.9228
2021	1.5244	14.0488	13.6380	0.0248	0.0128	0.7282	0.7410	1.9000e-003	0.7052	0.7071	0.0000	2,151.6185	2,151.6185	0.3304	0.0000	2,159.8775
2022	3.4340	10.2629	10.4403	0.0197	0.0000	0.4985	0.4985	0.0000	0.4799	0.4799	0.0000	1,705.4649	1,705.4649	0.3057	0.0000	1,713.1084
2023	4.0342	10.1830	11.1358	0.0212	0.0000	0.4710	0.4710	0.0000	0.4524	0.4524	0.0000	1,839.5837	1,839.5837	0.3345	0.0000	1,847.9473
2024	3.9179	8.8090	10.3521	0.0197	0.0000	0.3875	0.3875	0.0000	0.3725	0.3725	0.0000	1,710.8722	1,710.8722	0.2997	0.0000	1,718.3658
2025	0.7196	2.7996	3.5442	6.7800e-003	0.0000	0.1163	0.1163	0.0000	0.1116	0.1116	0.0000	588.4638	588.4638	0.1022	0.0000	591.0174
Maximum	**4.0342**	**14.0488**	**13.6380**	**0.0248**	**0.2033**	**0.7282**	**0.8424**	**0.0307**	**0.7052**	**0.7071**	**0.0000**	**2,151.6185**	**2,151.6185**	**0.4663**	**0.0000**	**2,159.8775**

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio-CO2	Total CO2	CH4	N20	CO2e
Percent Reduction	**0.00**	**0.00**	**0.00**	**0.00**	**61.00**	**0.00**	**9.96**	**61.00**	**0.00**	**1.82**	**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	**1-6-2020**	**4-5-2020**	4.2304	4.2304
2	**4-6-2020**	**7-5-2020**	2.8302	2.8302
3	**7-6-2020**	**10-5-2020**	2.8613	2.8613
4	**10-6-2020**	**1-5-2021**	4.3617	4.3617
5	**1-6-2021**	**4-5-2021**	3.0585	3.0585
6	**4-6-2021**	**7-5-2021**	4.4845	4.4845
7	**7-6-2021**	**10-5-2021**	4.7144	4.7144
8	**10-6-2021**	**1-5-2022**	3.1861	3.1861
9	**1-6-2022**	**4-5-2022**	2.9570	2.9570
10	**4-6-2022**	**7-5-2022**	3.5646	3.5646
11	**7-6-2022**	**10-5-2022**	3.6038	3.6038
12	**10-6-2022**	**1-5-2023**	3.5915	3.5915
13	**1-6-2023**	**4-5-2023**	3.3049	3.3049

14	**4-6-2023**	**7-5-2023**	3.3416	3.3416
15	**7-6-2023**	**10-5-2023**	4.2205	4.2205
16	**10-6-2023**	**1-5-2024**	3.3684	3.3684
17	**1-6-2024**	**4-5-2024**	3.1615	3.1615
18	**4-6-2024**	**7-5-2024**	3.1615	3.1615
19	**7-6-2024**	**10-5-2024**	3.1962	3.1962
20	**10-6-2024**	**1-5-2025**	3.1862	3.1862
21	**1-6-2025**	**4-5-2025**	2.5871	2.5871
22	**4-6-2025**	**7-5-2025**	0.7670	0.7670
		Highest	4.7144	4.7144

3.0 Construction Detail

Construction Phase

Phase Number	Phase Name	Phase Type	Start Date	End Date	Num Days Week	Num Days	Phase Description
1	Demolition/Site Preparation	Demolition	1/6/2020	2/28/2020	6	47	
2	Drainage/Utilities/Trenching	Trenching	1/21/2020	3/30/2020	6	60	
3	Grading/Excavaton	Grading	2/17/2020	2/2/2021	6	302	
4	Foundation/Parking Garage	Building Construction	11/12/2020	9/3/2021	6	254	
5	Building Construction	Building Construction	5/4/2021	5/6/2025	6	1255	
6	Architectural Coating	Architectural Coating	3/18/2022	2/19/2025	6	917	
7	Paving	Paving	7/11/2023	9/30/2023	6	71	

Acres of Grading (Site Preparation Phase): 0

Acres of Grading (Grading Phase): 0

Acres of Paving: 0.25

Residential Indoor: 623,512; Residential Outdoor: 207,837; Non-Residential Indoor: 2,424,293; Non-Residential Outdoor: 808,098;

OffRoad Equipment

Phase Name	Offroad Equipment Type	Amount	Usage Hours	Horse Power	Load Factor
Demolition/Site Preparation	Air Compressors	2	10.00	78	0.48
Demolition/Site Preparation	Concrete/Industrial Saws	4	10.00	81	0.73
Demolition/Site Preparation	Crushing/Proc. Equipment	1	10.00	85	0.78
Demolition/Site Preparation	Excavators	4	10.00	158	0.38
Demolition/Site Preparation	Excavators	3	10.00	158	0.38
Demolition/Site Preparation	Forklifts	2	10.00	89	0.20
Demolition/Site Preparation	Rubber Tired Dozers	0	8.00	247	0.40
Demolition/Site Preparation	Rubber Tired Loaders	2	10.00	203	0.36
Demolition/Site Preparation	Sweepers/Scrubbers	1	10.00	64	0.46
Demolition/Site Preparation	Tractors/Loaders/Backhoes	2	10.00	97	0.37
Demolition/Site Preparation	Tractors/Loaders/Backhoes	3	10.00	203	0.36
Drainage/Utilities/Trenching	Air Compressors	1	10.00	78	0.48
Drainage/Utilities/Trenching	Concrete/Industrial Saws	1	10.00	81	0.73
Drainage/Utilities/Trenching	Excavators	1	10.00	158	0.38
Drainage/Utilities/Trenching	Forklifts	1	10.00	89	0.20
Drainage/Utilities/Trenching	Tractors/Loaders/Backhoes	2	10.00	97	0.37
Grading/Excavaton	Bore/Drill Rigs	1	10.00	221	0.50
Grading/Excavaton	Cranes	1	10.00	231	0.29
Grading/Excavaton	Crawler Tractors	2	10.00	212	0.43
Grading/Excavaton	Excavators	2	10.00	158	0.38
Grading/Excavaton	Forklifts	1	10.00	89	0.20
Grading/Excavaton	Graders	1	10.00	187	0.41
Grading/Excavaton	Rubber Tired Dozers	0	8.00	247	0.40
Grading/Excavaton	Sweepers/Scrubbers	1	10.00	64	0.46
Grading/Excavaton	Tractors/Loaders/Backhoes	3	10.00	97	0.37
Grading/Excavaton	Tractors/Loaders/Backhoes	4	10.00	97	0.37
Foundation/Parking Garage	Aerial Lifts	1	10.00	63	0.31
Foundation/Parking Garage	Air Compressors	2	10.00	78	0.48
Foundation/Parking Garage	Cranes	1	9.00	231	0.29

Foundation/Parking Garage	Forklifts	2	10.00	89	0.20
Foundation/Parking Garage	Generator Sets	4	10.00	84	0.74
Foundation/Parking Garage	Pumps	5	10.00	84	0.74
Foundation/Parking Garage	Sweepers/Scrubbers	1	10.00	64	0.46
Foundation/Parking Garage	Tractors/Loaders/Backhoes	0	7.00	97	0.37
Foundation/Parking Garage	Welders	0	8.00	46	0.45
Building Construction	Aerial Lifts	6	10.00	63	0.31
Building Construction	Air Compressors	4	10.00	78	0.48
Building Construction	Concrete/Industrial Saws	2	10.00	81	0.73
Building Construction	Cranes	4	9.00	231	0.29
Building Construction	Forklifts	4	10.00	89	0.20
Building Construction	Generator Sets	0	8.00	84	0.74
Building Construction	Pumps	4	10.00	84	0.74
Building Construction	Rubber Tired Loaders	1	10.00	203	0.36
Building Construction	Sweepers/Scrubbers	1	10.00	64	0.46
Building Construction	Tractors/Loaders/Backhoes	0	7.00	97	0.37
Building Construction	Welders	0	8.00	46	0.45
Architectural Coating		0		0	
Architectural Coating	Air Compressors	0	6.00	78	0.48
Paving	Air Compressors	1	10.00	78	0.48
Paving	Concrete/Industrial Saws	1	10.00	81	0.73
Paving	Graders	1	10.00	187	0.41
Paving	Pavers	0	8.00	130	0.42
Paving	Paving Equipment	1	10.00	132	0.36
Paving	Rollers	2	10.00	80	0.38
Paving	Surfacing Equipment	1	10.00	263	0.30
Paving	Tractors/Loaders/Backhoes	1	10.00	97	0.37

3.1 Mitigation Measures Construction

Use Soil Stabilizer

Water Exposed Area

Reduce Vehicle Speed on Unpaved Roads

3.2 Demolition/Site Preparation - 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					
Fugitive Dust					0.4883	0.0000	0.4883	0.0739	0.0000	0.0739	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Off-Road	0.2110	1.9655	1.8700	3.5000e-003		0.1009	0.1009		0.0959	0.0959	0.0000	305.3907	305.3907	0.0730	0.0000	307.2158
Total	**0.2110**	**1.9655**	**1.8700**	**3.5000e-003**	**0.4883**	**0.1009**	**0.5892**	**0.0739**	**0.0959**	**0.1699**	**0.0000**	**305.3907**	**305.3907**	**0.0730**	**0.0000**	**307.2158**

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					0.1905	0.0000	0.1905	0.0288	0.0000	0.0288	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Off-Road	0.2110	1.9655	1.8700	3.5000e-003		0.1009	0.1009		0.0959	0.0959	0.0000	305.3904	305.3904	0.0730	0.0000	307.2154
Total	**0.2110**	**1.9655**	**1.8700**	**3.5000e-003**	**0.1905**	**0.1009**	**0.2913**	**0.0288**	**0.0959**	**0.1248**	**0.0000**	**305.3904**	**305.3904**	**0.0730**	**0.0000**	**307.2154**

3.3 Drainage/Utilities/Trenching - 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	0.0581	0.5049	0.5676	8.7000e-004		0.0310	0.0310		0.0295	0.0295	0.0000	75.4420	75.4420	0.0160	0.0000	75.8424
Total	**0.0581**	**0.5049**	**0.5676**	**8.7000e-004**		**0.0310**	**0.0310**		**0.0295**	**0.0295**	**0.0000**	**75.4420**	**75.4420**	**0.0160**	**0.0000**	**75.8424**

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	0.0581	0.5049	0.5676	8.7000e-004		0.0310	0.0310		0.0295	0.0295	0.0000	75.4419	75.4419	0.0160	0.0000	75.8423
Total	**0.0581**	**0.5049**	**0.5676**	**8.7000e-004**		**0.0310**	**0.0310**		**0.0295**	**0.0295**	**0.0000**	**75.4419**	**75.4419**	**0.0160**	**0.0000**	**75.8423**

3.4 Grading/Excavaton - 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					
Fugitive Dust					0.0329	0.0000	0.0329	4.8600e-003	0.0000	4.8600e-003	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Off-Road	0.8109	9.1312	6.2800	0.0126		0.4344	0.4344		0.3996	0.3996	0.0000	1,107.9815	1,107.9815	0.3583	0.0000	1,116.9401
Total	**0.8109**	**9.1312**	**6.2800**	**0.0126**	**0.0329**	**0.4344**	**0.4673**	**4.8600e-003**	**0.3996**	**0.4045**	**0.0000**	**1,107.9815**	**1,107.9815**	**0.3583**	**0.0000**	**1,116.9401**

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					0.0128	0.0000	0.0128	1.9000e-003	0.0000	1.9000e-003	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Off-Road	0.8109	9.1312	6.2800	0.0126		0.4344	0.4344		0.3996	0.3996	0.0000	1,107.9802	1,107.9802	0.3583	0.0000	1,116.9388
Total	**0.8109**	**9.1312**	**6.2800**	**0.0126**	**0.0128**	**0.4344**	**0.4472**	**1.9000e-003**	**0.3996**	**0.4015**	**0.0000**	**1,107.9802**	**1,107.9802**	**0.3583**	**0.0000**	**1,116.9388**

3.4 Grading/Excavaton - 2021

Unmitigated Construction On-Site

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	tons/yr										MT/yr					
Fugitive Dust					0.0329	0.0000	0.0329	4.8600e-003	0.0000	4.8600e-003	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Off-Road	0.0762	0.8496	0.6331	1.2900e-003		0.0390	0.0390		0.0359	0.0359	0.0000	113.2591	113.2591	0.0366	0.0000	114.1748
Total	**0.0762**	**0.8496**	**0.6331**	**1.2900e-003**	**0.0329**	**0.0390**	**0.0719**	**4.8600e-003**	**0.0359**	**0.0407**	**0.0000**	**113.2591**	**113.2591**	**0.0366**	**0.0000**	**114.1748**

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					0.0128	0.0000	0.0128	1.9000e-003	0.0000	1.9000e-003	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Off-Road	0.0762	0.8496	0.6331	1.2900e-003		0.0390	0.0390		0.0359	0.0359	0.0000	113.2590	113.2590	0.0366	0.0000	114.1747
Total	**0.0762**	**0.8496**	**0.6331**	**1.2900e-003**	**0.0128**	**0.0390**	**0.0518**	**1.9000e-003**	**0.0359**	**0.0378**	**0.0000**	**113.2590**	**113.2590**	**0.0366**	**0.0000**	**114.1747**

3.5 Foundation/Parking Garage - 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	0.1442	1.2488	1.2326	2.1400e-003		0.0729	0.0729		0.0716	0.0716	0.0000	184.4540	184.4540	0.0189	0.0000	184.9266
Total	**0.1442**	**1.2488**	**1.2326**	**2.1400e-003**		**0.0729**	**0.0729**		**0.0716**	**0.0716**	**0.0000**	**184.4540**	**184.4540**	**0.0189**	**0.0000**	**184.9266**

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	0.1442	1.2488	1.2326	2.1400e-003		0.0729	0.0729		0.0716	0.0716	0.0000	184.4538	184.4538	0.0189	0.0000	184.9264
Total	**0.1442**	**1.2488**	**1.2326**	**2.1400e-003**		**0.0729**	**0.0729**		**0.0716**	**0.0716**	**0.0000**	**184.4538**	**184.4538**	**0.0189**	**0.0000**	**184.9264**

3.5 Foundation/Parking Garage - 2021

Unmitigated Construction On-Site

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	tons/yr										MT/yr					
Off-Road	0.6346	5.5607	5.9943	0.0105		0.3056	0.3056		0.3002	0.3002	0.0000	905.1066	905.1066	0.0884	0.0000	907.3175
Total	**0.6346**	**5.5607**	**5.9943**	**0.0105**		**0.3056**	**0.3056**		**0.3002**	**0.3002**	**0.0000**	**905.1066**	**905.1066**	**0.0884**	**0.0000**	**907.3175**

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	0.6346	5.5607	5.9943	0.0105		0.3056	0.3056		0.3002	0.3002	0.0000	905.1055	905.1055	0.0884	0.0000	907.3164
Total	**0.6346**	**5.5607**	**5.9943**	**0.0105**		**0.3056**	**0.3056**		**0.3002**	**0.3002**	**0.0000**	**905.1055**	**905.1055**	**0.0884**	**0.0000**	**907.3164**

3.6 Building Construction - 2021

Unmitigated Construction On-Site

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	tons/yr										MT/yr					
Off-Road	0.8137	7.6385	7.0106	0.0131		0.3836	0.3836		0.3691	0.3691	0.0000	1,133.2554	1,133.2554	0.2053	0.0000	1,138.3878
Total	**0.8137**	**7.6385**	**7.0106**	**0.0131**		**0.3836**	**0.3836**		**0.3691**	**0.3691**	**0.0000**	**1,133.2554**	**1,133.2554**	**0.2053**	**0.0000**	**1,138.3878**

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	0.8137	7.6385	7.0106	0.0131		0.3836	0.3836		0.3691	0.3691	0.0000	1,133.2541	1,133.2541	0.2053	0.0000	1,138.3864
Total	**0.8137**	**7.6385**	**7.0106**	**0.0131**		**0.3836**	**0.3836**		**0.3691**	**0.3691**	**0.0000**	**1,133.2541**	**1,133.2541**	**0.2053**	**0.0000**	**1,138.3864**

3.6 Building Construction - 2022

Unmitigated Construction On-Site

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	tons/yr										MT/yr					
Off-Road	1.1175	10.2629	10.4403	0.0197		0.4985	0.4985		0.4799	0.4799	0.0000	1,705.4670	1,705.4670	0.3057	0.0000	1,713.1104
Total	**1.1175**	**10.2629**	**10.4403**	**0.0197**		**0.4985**	**0.4985**		**0.4799**	**0.4799**	**0.0000**	**1,705.4670**	**1,705.4670**	**0.3057**	**0.0000**	**1,713.1104**

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	1.1175	10.2629	10.4403	0.0197		0.4985	0.4985		0.4799	0.4799	0.0000	1,705.4649	1,705.4649	0.3057	0.0000	1,713.1084
Total	**1.1175**	**10.2629**	**10.4403**	**0.0197**		**0.4985**	**0.4985**		**0.4799**	**0.4799**	**0.0000**	**1,705.4649**	**1,705.4649**	**0.3057**	**0.0000**	**1,713.1084**

3.6 Building Construction - 2023

Unmitigated Construction On-Site

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	tons/yr										MT/yr					
Off-Road	1.0406	9.4114	10.3425	0.0196		0.4363	0.4363		0.4197	0.4197	0.0000	1,699.9932	1,699.9932	0.2999	0.0000	1,707.4912
Total	**1.0406**	**9.4114**	**10.3425**	**0.0196**		**0.4363**	**0.4363**		**0.4197**	**0.4197**	**0.0000**	**1,699.9932**	**1,699.9932**	**0.2999**	**0.0000**	**1,707.4912**

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	1.0406	9.4114	10.3425	0.0196		0.4363	0.4363		0.4197	0.4197	0.0000	1,699.9912	1,699.9912	0.2999	0.0000	1,707.4892
Total	**1.0406**	**9.4114**	**10.3425**	**0.0196**		**0.4363**	**0.4363**		**0.4197**	**0.4197**	**0.0000**	**1,699.9912**	**1,699.9912**	**0.2999**	**0.0000**	**1,707.4892**

3.6 Building Construction - 2024

Unmitigated Construction On-Site

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	tons/yr										MT/yr					
Off-Road	0.9849	8.8090	10.3521	0.0197		0.3875	0.3875		0.3725	0.3725	0.0000	1,710.8742	1,710.8742	0.2997	0.0000	1,718.3678
Total	**0.9849**	**8.8090**	**10.3521**	**0.0197**		**0.3875**	**0.3875**		**0.3725**	**0.3725**	**0.0000**	**1,710.8742**	**1,710.8742**	**0.2997**	**0.0000**	**1,718.3678**

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	0.9849	8.8090	10.3521	0.0197		0.3875	0.3875		0.3725	0.3725	0.0000	1,710.8722	1,710.8722	0.2997	0.0000	1,718.3658
Total	**0.9849**	**8.8090**	**10.3521**	**0.0197**		**0.3875**	**0.3875**		**0.3725**	**0.3725**	**0.0000**	**1,710.8722**	**1,710.8722**	**0.2997**	**0.0000**	**1,718.3658**

3.6 Building Construction - 2025

Unmitigated Construction On-Site

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	tons/yr										MT/yr					
Off-Road	0.3179	2.7996	3.5442	6.7800e-003		0.1163	0.1163		0.1116	0.1116	0.0000	588.4645	588.4645	0.1022	0.0000	591.0181
Total	**0.3179**	**2.7996**	**3.5442**	**6.7800e-003**		**0.1163**	**0.1163**		**0.1116**	**0.1116**	**0.0000**	**588.4645**	**588.4645**	**0.1022**	**0.0000**	**591.0181**

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	0.3179	2.7996	3.5442	6.7800e-003		0.1163	0.1163		0.1116	0.1116	0.0000	588.4638	588.4638	0.1022	0.0000	591.0174
Total	**0.3179**	**2.7996**	**3.5442**	**6.7800e-003**		**0.1163**	**0.1163**		**0.1116**	**0.1116**	**0.0000**	**588.4638**	**588.4638**	**0.1022**	**0.0000**	**591.0174**

3.7 Architectural Coating - 2022

Unmitigated Construction On-Site

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	tons/yr										MT/yr					
Archit. Coating	2.3166					0.0000	0.0000		0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Off-Road	0.0000	0.0000	0.0000	0.0000		0.0000	0.0000		0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Total	**2.3166**	**0.0000**	**0.0000**	**0.0000**		**0.0000**	**0.0000**		**0.0000**	**0.0000**	**0.0000**	**0.0000**	**0.0000**	**0.0000**	**0.0000**	**0.0000**

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	2.3166					0.0000	0.0000		0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Off-Road	0.0000	0.0000	0.0000	0.0000		0.0000	0.0000		0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Total	**2.3166**	**0.0000**	**0.0000**	**0.0000**		**0.0000**	**0.0000**		**0.0000**	**0.0000**	**0.0000**	**0.0000**	**0.0000**	**0.0000**	**0.0000**	**0.0000**

3.7 Architectural Coating - 2023

Unmitigated Construction On-Site

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	tons/yr										MT/yr					
Archit. Coating	2.9144					0.0000	0.0000		0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Off-Road	0.0000	0.0000	0.0000	0.0000		0.0000	0.0000		0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Total	**2.9144**	**0.0000**	**0.0000**	**0.0000**		**0.0000**	**0.0000**		**0.0000**	**0.0000**	**0.0000**	**0.0000**	**0.0000**	**0.0000**	**0.0000**	**0.0000**

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	2.9144					0.0000	0.0000		0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Off-Road	0.0000	0.0000	0.0000	0.0000		0.0000	0.0000		0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Total	**2.9144**	**0.0000**	**0.0000**	**0.0000**		**0.0000**	**0.0000**		**0.0000**	**0.0000**	**0.0000**	**0.0000**	**0.0000**	**0.0000**	**0.0000**	**0.0000**

3.7 Architectural Coating - 2024

Unmitigated Construction On-Site

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	tons/yr										MT/yr					
Archit. Coating	2.9331					0.0000	0.0000		0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Off-Road	0.0000	0.0000	0.0000	0.0000		0.0000	0.0000		0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Total	**2.9331**	**0.0000**	**0.0000**	**0.0000**		**0.0000**	**0.0000**		**0.0000**	**0.0000**	**0.0000**	**0.0000**	**0.0000**	**0.0000**	**0.0000**	**0.0000**

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	2.9331					0.0000	0.0000		0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Off-Road	0.0000	0.0000	0.0000	0.0000		0.0000	0.0000		0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Total	**2.9331**	**0.0000**	**0.0000**	**0.0000**		**0.0000**	**0.0000**		**0.0000**	**0.0000**	**0.0000**	**0.0000**	**0.0000**	**0.0000**	**0.0000**	**0.0000**

3.7 Architectural Coating - 2025

Unmitigated Construction On-Site

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	tons/yr										MT/yr					
Archit. Coating	0.4017					0.0000	0.0000		0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Off-Road	0.0000	0.0000	0.0000	0.0000		0.0000	0.0000		0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Total	**0.4017**	**0.0000**	**0.0000**	**0.0000**		**0.0000**	**0.0000**		**0.0000**	**0.0000**	**0.0000**	**0.0000**	**0.0000**	**0.0000**	**0.0000**	**0.0000**

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	0.4017					0.0000	0.0000		0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Off-Road	0.0000	0.0000	0.0000	0.0000		0.0000	0.0000		0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Total	**0.4017**	**0.0000**	**0.0000**	**0.0000**		**0.0000**	**0.0000**		**0.0000**	**0.0000**	**0.0000**	**0.0000**	**0.0000**	**0.0000**	**0.0000**	**0.0000**

3.8 Paving - 2023

Unmitigated Construction On-Site

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	tons/yr										MT/yr					
Off-Road	0.0792	0.7715	0.7933	1.6000e-003		0.0347	0.0347		0.0327	0.0327	0.0000	139.5927	139.5927	0.0346	0.0000	140.4583
Paving	0.0000					0.0000	0.0000		0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Total	**0.0792**	**0.7715**	**0.7933**	**1.6000e-003**		**0.0347**	**0.0347**		**0.0327**	**0.0327**	**0.0000**	**139.5927**	**139.5927**	**0.0346**	**0.0000**	**140.4583**

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	0.0792	0.7715	0.7933	1.6000e-003		0.0347	0.0347		0.0327	0.0327	0.0000	139.5926	139.5926	0.0346	0.0000	140.4582
Paving	0.0000					0.0000	0.0000		0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Total	**0.0792**	**0.7715**	**0.7933**	**1.6000e-003**		**0.0347**	**0.0347**		**0.0327**	**0.0327**	**0.0000**	**139.5926**	**139.5926**	**0.0346**	**0.0000**	**140.4582**

1.b) Operational Modeling Outputs

(1) Emissions Summaries and Miscellaneous Calculations

(2) Unmitigated

- Option 1 - Summer
- Option 1 – Winter
- Option 2 - Summer
- Option 2 - Winter

(3) Mitigated

- Option 1 - Summer
- Option 1 – Winter
- Option 2 - Summer
- Option 2 - Winter

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Growth Assumptions and Forecasts

SCAG 2020-2045 Regional Transportation Plan/Sustainable Communities Strategy
Demopgraphics and Growth Forecast Appendix, Page 35

Scenario	Year	Population	Households	Employees
Los Angeles City				
2016 Baseline	2016	3,933,800	1,367,000	1,848,300
Linear Extrapolation	2017	3,962,679	1,381,690	1,858,217
Linear Extrapolation	2026	4,222,593	1,513,897	1,947,472
2045 Projected	2045	4,771,300	1,793,000	2,135,900
Growth Relative to 2017	2026	259,914	132,207	89,255
Growth Relative to 2017	2040	808,621	411,310	277,683
Project Net		743	308	4,630
Project % of 2026 Growth		0.3%	0.2%	5.2%
Project % of 2040 Growth		0.1%	0.1%	1.7%

TABLE 14 Jurisdiction-Level Growth Forecast - Continued

County	Jurisdiction	Population		Households		Employment	
		2016	2045	2016	2045	2016	2045
Los Angeles	Lancaster city	157,800	213,300	46,900	74,600	56,300	65,500
Los Angeles	La Puente city	40,400	41,600	9,400	9,900	6,600	8,200
Los Angeles	La Verne city	33,100	34,400	11,700	12,400	17,000	18,300
Los Angeles	Lawndale city	33,400	34,400	9,700	10,200	7,400	8,300
Los Angeles	Lomita city	20,400	21,200	8,000	8,500	5,600	6,100
Los Angeles	Long Beach city	470,900	489,600	168,600	198,200	155,900	185,400
Los Angeles	Los Angeles city	3,933,800	4,771,300	1,367,000	1,793,000	1,848,300	2,135,900
Los Angeles	Lynwood city	71,900	76,900	14,900	16,500	12,000	13,100
Los Angeles	Malibu city	12,700	13,000	5,200	5,400	9,900	11,000
Los Angeles	Manhattan Beach city	35,400	35,600	13,900	14,000	22,000	23,600
Los Angeles	Maywood city	28,000	29,000	6,600	7,000	4,000	4,300
Los Angeles	Monrovia city	38,000	42,100	14,000	16,700	22,700	24,800
Los Angeles	Montebello city	63,900	67,800	19,100	21,100	29,300	31,300
Los Angeles	Monterey Park city	61,500	65,600	20,000	22,200	45,500	48,000
Los Angeles	Norwalk city	105,500	107,000	26,700	27,300	25,700	28,100
Los Angeles	Palmdale city	158,600	207,000	43,800	61,800	36,700	45,900
Los Angeles	Palos Verdes Estates city	13,700	14,000	5,100	5,300	3,000	3,300
Los Angeles	Paramount city	55,900	57,500	14,100	14,500	21,400	23,000
Los Angeles	Pasadena city	142,100	155,500	56,300	65,100	116,200	140,200
Los Angeles	Pico Rivera city	63,500	67,400	16,600	18,500	24,900	27,200
Los Angeles	Pomona city	154,700	187,600	39,300	52,800	55,700	63,400
Los Angeles	Rancho Palos Verdes city	42,800	43,000	15,700	15,800	8,000	8,200
Los Angeles	Redondo Beach city	68,200	72,900	29,200	31,100	25,400	28,300
Los Angeles	Rolling Hills city	1,900	2,000	700	700	100	100
Los Angeles	Rolling Hills Estates city	8,100	8,500	2,900	3,200	7,100	7,600

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Air Quality and Greenhouse Gas Assessment

Regional Operational Emissions - Without Deck - With PDFs

Maximum Unmitigated Regional Operational Emissions (pounds per day) [a]

Source	VOC	NO_X	CO	SO_2	PM_{10}	$PM_{2.5}$
Area (Consumer Products, Landscaping)	41	<1	26	<1	<1	<1
Energy (Natural Gas)	1	13	10	<1	<1	<1
Motor Vehicles	53	89	491	1.4	151.7	41.3
Area (Charbroiler)	<1	-	-	-	<1	<1
Cooling Tower	-	-	-	-	<1	<1
Stationary (Emergency Generators)	2	37	21	<1	<1	<1
Heliport	<1	4	3	-	-	-
Total Project On-Site and Off-Site Emissions	**98**	**143**	**552**	**2**	**154**	**43**
SCAQMD Numeric Indicators	**55.0**	**55.0**	**550.0**	**150.0**	**150.0**	**55.0**
Over/(Under)	42.9	88.3	1.5	-148.5	3.8	-12.1
Exceeds Thresholds?	**Yes**	**Yes**	**Yes**	**No**	**Yes**	**No**

Net Regional Operations

Maximum Unmitigated Regional Operational Emissions (pounds per day) [a]

Source	VOC	NO_X	CO	SO_2	PM_{10}	$PM_{2.5}$
Area (Consumer Products, Landscaping)	36	<1	26	<1	<1	<1
Energy (Natural Gas)	1	12	10	<1	<1	<1
Motor Vehicles	44	-22	376	1.34	145.7	37.7
Area (Charbroiler)	<1	-	-	-	<1	<1
Cooling Tower	-	-	-	-	<1	<1
Stationary (Emergency Generator)	2	37	21	<1	<1	<1
Heliport	<1	4	3	-	-	-
Total Project On-Site and Off-Site Emissions	**84**	**32**	**437**	**1**	**148**	**39**
SCAQMD Numeric Indicators	**55**	**55**	**550**	**150**	**150.0**	**55.0**
Over/(Under)	29	(23)	(113)	(149)	(2.2)	(15.6)
Exceeds Thresholds?	**Yes**	**No**	**No**	**No**	**No**	**No**

Estimate of Heliport AQ emissions adapted from Appendix C of Appendix IV.G.1 of the Climate Change Technical Report Wilshire Grand Development Project, https://planning.lacity.org/eir/WilshireGrandRedevProj/DEIR/DEIR%20Appendices/Appendix%20IV.G.1.pdf

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Air Quality and Greenhouse Gas Assessment

Localized Operational Emissions - Without Deck - With PDFs

Maximum Unmitigated Localized Operational Emissions (pounds per day) [a]

Source	NO_X	CO	PM_{10}	$PM_{2.5}$
Area (Consumer Products, Landscaping)	1	26	0.2	0.2
Energy (Natural Gas)	13	10	1.0	1.0
Area (Charbroiler)	-	-	0.7	0.4
Cooling Tower	-	-	0.1	0.0
Stationary (Emergency Generator)	37	21	0.2	0.2
Heliport	0.1	0.2	-	-
Total Project On-Site Emissions	**50.6**	**57.8**	**2.1**	**1.7**
SCAQMD Numeric Indicators	**161.0**	**1861.0**	**4.0**	**2.0**
Over/(Under)	(110)	(1803)	(1.9)	(0.3)
Exceeds Thresholds?	**No**	**No**	**No**	**No**

Localized significance threshold from SCAQMD Look-Up tables for a 5-acre site in Central Los Angeles (SRA 1) with the neareast sensitive receptor at 25 meters from the Site.

Net Localized Operational Emissions

Maximum Unmitigated Localized Operational Emissions (pounds per day) [a]

Source	NO_X	CO	PM_{10}	$PM_{2.5}$
Area (Consumer Products, Landscaping)	1	26	0.2	0.2
Energy (Natural Gas)	12	10	1.0	1.0
Area (Charbroiler)	-	-	0.7	0.4
Cooling Tower	-	-	0.1	0.0
Stationary (Emergency Generator)	37	21	0.2	0.2
Heliport	0.1	0.2	-	-
Total Project On-Site Emissions	**51**	**58**	**2.1**	**1.7**
SCAQMD Numeric Indicators	**161**	**1,861**	**4.0**	**2.0**
Over/(Under)	(110)	(1,803)	(1.9)	(0.3)
Exceeds Thresholds?	**No**	**No**	**No**	**No**

Localized significance threshold from SCAQMD Look-Up tables for a 5-acre site in Central Los Angeles (SRA 1) with the neareast sensitive receptor at 25 meters from the Site.

Estimate of Heliport AQ emissions adapted from Appendix C of Appendix IV.G.1 of the Climate Change Technical Report Wilshire Grand Development Project, https://planning.lacity.org/eir/WilshireGrandRedevProj/DEIR/DEIR%20Appendices/Appendix%20IV.G.1.pdf

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Air Quality and Greenhouse Gas Assessment

Regional Operational Emissions - Without Deck - With PDFs

Maximum Mitigated Regional Operational Emissions (pounds per day) [a]

Source	VOC	NO_X	CO	SO_2	PM_{10}	$PM_{2.5}$
Area (Consumer Products, Landscaping)	41	<1	26	<1	<1	<1
Energy (Natural Gas)	1	13	10	<1	<1	<1
Motor Vehicles	48	80	444	1.3	137.1	37.3
Area (Charbroiler)	<1	-	-	-	<1	<1
Cooling Tower	-	-	-	-	<1	<1
Stationary (Emergency Generators)	<1	7	9	<1	<1	<1
Heliport	<1	4	3	-	-	-
Total Project On-Site and Off-Site Emissions	**91**	**105**	**491**	**1**	**139**	**39**
SCAQMD Numeric Indicators	**55.0**	**55.0**	**550.0**	**150.0**	**150.0**	**55.0**
Over/(Under)	36.0	49.7	-58.5	-148.6	-10.9	-16.1
Exceeds Thresholds?	**Yes**	**Yes**	**No**	**No**	**No**	**No**

Net Regional Operations

Maximum Mitigated Regional Operational Emissions (pounds per day) [a]

Source	VOC	NO_X	CO	SO_2	PM_{10}	$PM_{2.5}$
Area (Consumer Products, Landscaping)	36	<1	26	<1	<1	<1
Energy (Natural Gas)	1	12	10	<1	<1	<1
Motor Vehicles	39	-31	329	1.20	131.1	33.8
Area (Charbroiler)	<1	-	-	-	<1	<1
Cooling Tower	-	-	-	-	<1	<1
Stationary (Emergency Generator)	<1	7	9	<1	<1	<1
Heliport	<1	4	3	-	-	-
Total Project On-Site and Off-Site Emissions	**77**	**-6**	**377**	**1**	**133**	**35**
SCAQMD Numeric Indicators	**55**	**55**	**550**	**150**	**150.0**	**55.0**
Over/(Under)	22	(61)	(173)	(149)	(16.9)	(19.7)
Exceeds Thresholds?	**Yes**	**No**	**No**	**No**	**No**	**No**

Estimate of Heliport AQ emissions adapted from Appendix C of Appendix IV.G.1 of the Climate Change Technical Report Wilshire Grand Development Project, https://planning.lacity.org/eir/WilshireGrandRedevProj/DEIR/DEIR%20Appendices/Appendix%20IV.G.1.pdf

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Air Quality and Greenhouse Gas Assessment

Regional Operational Emissions - Deck - With PDFs

Maximum Unmitigated Regional Operational Emissions (pounds per day) [a]

Source	VOC	NO_X	CO	SO_2	PM_{10}	$PM_{2.5}$
Area (Consumer Products, Landscaping)	44	<1	26	<1	<1	<1
Energy (Natural Gas)	1	13	10	<1	<1	<1
Motor Vehicles	54	90	499	1.5	154.2	41.9
Area (Charbroiler)	<1	-	-	-	<1	<1
Cooling Tower	-	-	-	-	<1	<1
Stationary (Emergency Generators)	2	37	21	<1	<1	<1
Heliport	<1	4	3	-	-	-
Total Project On-Site and Off-Site Emissions	**102**	**145**	**560**	**2**	**156**	**44**
SCAQMD Numeric Indicators	**55.0**	**55.0**	**550.0**	**150.0**	**150.0**	**55.0**
Over/(Under)	46.7	89.7	9.7	-148.5	6.3	-11.4
Exceeds Thresholds?	**Yes**	**Yes**	**Yes**	**No**	**Yes**	**No**

Net Regional Operations

Maximum Unmitigated Regional Operational Emissions (pounds per day) [a]

Source	VOC	NO_X	CO	SO_2	PM_{10}	$PM_{2.5}$
Area (Consumer Products, Landscaping)	39	<1	26	<1	<1	<1
Energy (Natural Gas)	1	12	10	<1	<1	<1
Motor Vehicles	45	-21	385	1.36	148.3	38.4
Area (Charbroiler)	<1	-	-	-	<1	<1
Cooling Tower	-	-	-	-	<1	<1
Stationary (Emergency Generator)	2	37	21	<1	<1	<1
Heliport	<1	4	3	-	-	-
Total Project On-Site and Off-Site Emissions	**88**	**34**	**445**	**1**	**150.3**	**40**
SCAQMD Numeric Indicators	**55**	**55**	**550**	**150**	**150.0**	**55.0**
Over/(Under)	33	(21)	(105)	(149)	0.3	(14.9)
Exceeds Thresholds?	**Yes**	**No**	**No**	**No**	**Yes**	**No**

Estimate of Heliport AQ emissions adapted from Appendix C of Appendix IV.G.1 of the Climate Change Technical Report Wilshire Grand Development Project, https://planning.lacity.org/eir/WilshireGrandRedevProj/DEIR/DEIR%20Appendices/Appendix%20IV.G.1.pdf

670 Mesquit
Air Quality and Greenhouse Gas Assessment

Localized Operational Emissions - Deck - With PDFs

Maximum Unmitigated Localized Operational Emissions (pounds per day) [a]

Source	NO_X	CO	PM_{10}	$PM_{2.5}$
Area (Consumer Products, Landscaping)	1	26	0.2	0.2
Energy (Natural Gas)	13	10	1.0	1.0
Area (Charbroiler)	-	-	0.7	0.4
Cooling Tower	-	-	0.1	0.0
Stationary (Emergency Generator)	37	21	0.2	0.2
Heliport	0	0	-	-
Total Project On-Site Emissions	**51**	**58**	**2.1**	**1.7**
SCAQMD Numeric Indicators	**161.0**	**1861.0**	**4.0**	**2.0**
Over/(Under)	(110)	(1803)	(1.9)	(0.3)
Exceeds Thresholds?	**No**	**No**	**No**	**No**

Localized significance threshold from SCAQMD Look-Up tables for a 5-acre site in Central Los Angeles (SRA 1) with the neareast sensitive receptor at 25 meters from the Site.

Net Localized Operational Emissions

Maximum Unmitigated Localized Operational Emissions (pounds per day) [a]

Source	NO_X	CO	PM_{10}	$PM_{2.5}$
Area (Consumer Products, Landscaping)	1	26	0.2	0.2
Energy (Natural Gas)	12	10	1.0	1.0
Area (Charbroiler)	-	-	0.7	0.4
Cooling Tower	-	-	0.1	0.0
Stationary (Emergency Generator)	37	21	0.2	0.2
Heliport	0.1	0.2	-	-
Total Project On-Site Emissions	**51**	**58**	**2.1**	**1.7**
SCAQMD Numeric Indicators	**161**	**1,861**	**4.0**	**2.0**
Over/(Under)	-110	-1803	(1.9)	(0.3)
Exceeds Thresholds?	**No**	**No**	**No**	**No**

Localized significance threshold from SCAQMD Look-Up tables for a 5-acre site in Central Los Angeles (SRA 1) with the neareast sensitive receptor at 25 meters from the Site.

Estimate of Heliport AQ emissions adapted from Appendix C of Appendix IV.G.1 of the Climate Change Technical Report Wilshire Grand Development Project, https://planning.lacity.org/eir/WilshireGrandRedevProj/DEIR/DEIR%20Appendices/Appendix%20IV.G.1.pdf

670 Mesquit
Air Quality and Greenhouse Gas Assessment

Regional Operational Emissions - Deck - With PDFs

Maximum Mitigated Regional Operational Emissions (pounds per day) [a]

Source	VOC	NO_X	CO	SO_2	PM_{10}	$PM_{2.5}$
Area (Consumer Products, Landscaping)	44	<1	26	<1	<1	<1
Energy (Natural Gas)	1	13	10	<1	<1	<1
Motor Vehicles	49	81	451	1.3	139.4	37.9
Area (Charbroiler)	<1	-	-	-	<1	<1
Cooling Tower	-	-	-	-	<1	<1
Stationary (Emergency Generators)	<1	7	9	<1	<1	<1
Heliport	<1	4	3	-	-	-
Total Project On-Site and Off-Site Emissions	**95**	**106**	**499**	**1**	**141**	**40**
SCAQMD Numeric Indicators	**55.0**	**55.0**	**550.0**	**150.0**	**150.0**	**55.0**
Over/(Under)	39.7	51.0	-51.1	-148.6	-8.6	-15.5
Exceeds Thresholds?	**Yes**	**Yes**	**No**	**No**	**No**	**No**

Net Regional Operations

Maximum Mitigated Regional Operational Emissions (pounds per day) [a]

Source	VOC	NO_X	CO	SO_2	PM_{10}	$PM_{2.5}$
Area (Consumer Products, Landscaping)	39	<1	26	<1	<1	<1
Energy (Natural Gas)	1	12	10	<1	<1	<1
Motor Vehicles	39	-29	337	1.22	133.4	34.4
Area (Charbroiler)	<1	-	-	-	<1	<1
Cooling Tower	-	-	-	-	<1	<1
Stationary (Emergency Generator)	<1	7	9	<1	<1	<1
Heliport	<1	4	3	-	-	-
Total Project On-Site and Off-Site Emissions	**81**	**-5**	**384**	**1**	**135**	**36**
SCAQMD Numeric Indicators	**121**	**55**	**550**	**150**	**150.0**	**55.0**
Over/(Under)	95	(60)	(166)	(149)	(14.6)	(19.0)
Exceeds Thresholds?	**No**	**No**	**No**	**No**	**No**	**No**

670 Mesquit - Project VMT Calculation
Draft Environmental Impact Report
Air Quality Assessment
Option 1

			Criteria Pollutant Emission Factors (pounds/day)									
Scenario	**Year**	**VMT/day**	**ROG**	**NOX**	**CO**	**SOX**	**PM10 Dust**	**PM10 Exhaust**	**PM10 Total**	**PM2.5 Dust**	**PM2.5 Exhaust**	**PM2.5 Total**
Project	2025	195,304	53.21	88.60	490.75	1.44	129.11	22.60	151.71	31.69	9.57	41.26

Source: ESA 2020

670 Mesquit - Project VMT Calculation
Draft Environmental Impact Report
Air Quality Assessment
Option 2

			Criteria Pollutant Emission Factors (pounds/day)									
Scenario	**Year**	**VMT/day**	**ROG**	**NOX**	**CO**	**SOX**	**PM10 Dust**	**PM10 Exhaust**	**PM10 Total**	**PM2.5 Dust**	**PM2.5 Exhaust**	**PM2.5 Total**
Project	2025	198,540	54.10	90.07	498.88	1.46	131.25	22.98	154.23	32.21	9.73	41.95

Source: ESA 2020

670 Mesquit - Project VMT Calculation
Draft Environmental Impact Report
Air Quality Assessment
Option 1 with TDM

			Criteria Pollutant Emission Factors (pounds/day)									
Scenario	**Year**	**VMT/day**	**ROG**	**NOX**	**CO**	**SOX**	**PM10 Dust**	**PM10 Exhaust**	**PM10 Total**	**PM2.5 Dust**	**PM2.5 Exhaust**	**PM2.5 Total**
Project	2025	176,517	48.10	80.07	443.54	1.30	116.69	20.43	137.12	28.64	8.65	37.29

Source: ESA 2018

670 Mesquit - Project VMT Calculation
Draft Environmental Impact Report
Air Quality Assessment
Option 2 with TDM

			Criteria Pollutant Emission Factors (pounds/day)									
Scenario	**Year**	**VMT/day**	**ROG**	**NOX**	**CO**	**SOX**	**PM10 Dust**	**PM10 Exhaust**	**PM10 Total**	**PM2.5 Dust**	**PM2.5 Exhaust**	**PM2.5 Total**
Project	2025	179,481	48.90	81.42	450.99	1.32	118.65	20.77	139.42	29.12	8.80	37.92

Source: ESA 2018

670 Mesquit - Project VMT Calculation
Road Dust Emission Factors

Paved Road Dust Emission Factors (Assumes No Precipitation)

Formula: $EF_{Dust,P} = (k\ (sL)^{0.91} \times (W)^{1.02})$

Where:

$EF_{Dust,P}$ =	Paved Road Dust Emission Factor (having the same units as k)
k =	particle size multiplier
sL =	road surface silt loading (g/m^2)
W =	average fleet vehicle weight (tons) (CARB uses 2.4 tons as a fleet average vehicle weight factor)

	Emission Factor (grams per VMT)	
	PM10	PM2.5
k	0.9979	0.2449
sL	0.1	0.1
W	2.4	2.4
$EF_{Dust,P}$	3.00E-01	7.36E-02

Unpaved Road Dust Emission Factors (Assumes No Precipitation)

Formula: $EF_{Dust,U} = (k\ (\ s / 12)^{1} \times (Sp / 30)^{0.5} / (M / 0.5)^{0.2}) - C)$

Where:

$EF_{Dust,U}$ =	Unpaved Road Dust Emission Factor (having the same units as k)
k =	particle size multiplier
s =	surface material silt content (%)
Sp =	mean vehicle speed (mph)
M =	surface material moisture content (%)
C =	Emission Factor for 1980s vehicle fleet exhaust, brake wear, and tire wear

	Emission Factor (grams per VMT)	
	PM10	PM2.5
k	816.47	81.65
s	4.3%	4.3%
Sp	15	15
M	0.5%	0.5%
C	0.00047	0.00036
$EF_{Dust,U}$	5.20E+00	5.19E-01

Sources:
SCAQMD, CalEEMod, Version 2011.1.
CARB, *Entrained Dust from Paved Road Travel: Emission Estimation Methodology Background Document* , (1997).
USEPA, *AP-42* , Fifth Edition, Volume I, Chapter 13.2.1 - Paved Roads, (2011).
PCR Services Corporation, 2013.

Emissions Factors

	lbs/mile					
Year	**ROG**	**NOx**	**CO**	**SOx**	**PM10**	**PM2_5**
2018	0.000434828	0.000893715	0.004073127	8.92839E-06	0.000123435	5.70497E-05
2023	0.000299429	0.000486506	0.002777435	7.78677E-06	0.000115725	4.91522E-05
2024	0.000285236	0.000470018	0.002638684	7.59983E-06	0.000115757	4.90959E-05
2025	0.000272471	0.000453637	0.00251276	7.37578E-06	0.00011574	4.90103E-05
2026	0.000261916	0.000440469	0.002412515	7.18307E-06	0.000115737	4.89222E-05
2027	0.000252017	0.000428994	0.002327095	7.00819E-06	0.000115684	4.8795E-05

670 Mesquit
Cooling Towers - Without PDFs
Air Quality Analysis

Cooling Towers Rating (Max flow):

Annual:	55.3	**million gallons**
Daily:	151,470	**gallons per day**
Hourly:	6,311	**gallons per hour**

Cooling Tower Emissions

Units	PM_{10}	$PM_{2.5}$	ROG
lbs/1000 gal	0.01900	0.01900	—
lbs/1000 gal (corrected)	0.00102	0.00002	—
lbs/hr	0.00645	0.00011	—
lbs/day	0.15489	0.00270	—
lbs/yr	56.53334	0.98703	—
tons/yr	0.02827	0.00049	—

Notes: Flow rate from MEP Info pdf 11-22-18 and IV.N.2 Water Supply

1. USEPA, AP-42, Chapter 13.4 Wet Cooling Towers, January 1995. Correction factor obtained from Greystone Environmental Consultants, Calculating Realistic PM10 Emissions from Cooling Towers, page 5, https://www.energy.ca.gov/sitingcases//palomar/documents/applicants_files/Data_Request_Response/Air%20Quality/Attachment%204-1.pdf.

2. The PM10 to PM2.5 ratio for cooling towers was also determined from Greystone Environmental Consultants, Calculating Realistic PM10 Emissions from Cooling Towers, page 5, https://www.energy.ca.gov/sitingcases//palomar/documents/applicants_files/Data_Request_Response/Air%20Quality/Attachment%204-1.pdf.

Source: ESA 2018.

670 Mesquit
Cooling Towers - With PDFs
Air Quality Analysis

Cooling Towers Rating (Max flow):

Annual:	44.2	**million gallons**
Daily:	121,176	**gallons per day**
Hourly:	5,049	**gallons per hour**

Cooling Tower Emissions

Units	PM_{10}	$PM_{2.5}$	ROG
lbs/1000 gal	0.01900	0.01900	—
lbs/1000 gal (corrected)	0.00102	0.00002	—
lbs/hr	0.00516	0.00009	—
lbs/day	0.12391	0.00216	—
lbs/yr	45.22667	0.78962	—
tons/yr	0.02261	0.00039	—

Notes: Flow rate from MEP Info pdf 11-22-18 and IV.N.2 Water Supply, associated PDFs also found in IV.N.2 Water Supply.

1. USEPA, AP-42, Chapter 13.4 Wet Cooling Towers, January 1995. Correction factor obtained from Greystone Environmental Consultants, Calculating Realistic PM10 Emissions from Cooling Towers, page 5, https://www.energy.ca.gov/sitingcases//palomar/documents/applicants_files/Data_Request_Response/Air%20Quality/Attachment%204-1.pdf.

2. The PM10 to PM2.5 ratio for cooling towers was also determined from Greystone Environmental Consultants, Calculating Realistic PM10 Emissions from Cooling Towers, page 5, https://www.energy.ca.gov/sitingcases//palomar/documents/applicants_files/Data_Request_Response/Air%20Quality/Attachment%204-1.pdf.

Source: ESA 2018.

670 Mesquit Project

Emergency Generator Daily Maintenance AQ Emissions

Building	VOC	NO_X	CO	SOx	PM10	PM2.5
	lb/day					
Step 1	0.79	14.97	8.57	0.00	0.06	0.06
Step 2	0.39	7.48	4.28	0.00	0.03	0.03
Step 3/4	0.79	14.97	8.57	0.00	0.06	0.06
Total	**1.97**	**37.42**	**21.42**	**0.00**	**0.16**	**0.15**

Annual GHG Emissions

Building	$MTCO_2e$/year
1	40
2	20
3&4	40
Total	**99**

670 Mequit Project

Emergency Generator Daily Maintenance AQ Emissions - With PDFs - With Mitigation

Building	VOC	NO_X	CO	SOx	PM10	PM2.5
	lb/day					
Step 1	0.20	7.35	8.53	1.81E-04	0.05	0.05
Total	**0.20**	**7.35**	**8.53**	**1.81E-04**	**0.05**	**0.05**

Annual GHG Emissions

Building	$MTCO_2e$/year
1	40
Total	**40**

670 Mesquit
Air Quality Assessment

Emergency Generator Emissions

Conversion Factors

HP/kW	1.3410	
PM10 Fraction of Total PM	0.960	Table A - Updated CEIDARS Table with PM2.5 Fractions, INTERNAL COMBUSTION - DISTILLATE AND DIESEL-ELECTRIC GENERATION
PM2.5 Fraction of Total PM	0.937	Table A - Updated CEIDARS Table with PM2.5 Fractions, INTERNAL COMBUSTION - DISTILLATE AND DIESEL-ELECTRIC GENERATION
CO2 g/gal	10.21	Climate Registry, Table 13.1: https://www.theclimateregistry.org/wp-content/uploads/2014/11/2016-Climate-Registry-Default-Emission-Factors.pdf
CH4 g/gal	0.58	Climate Registry, Table 13.7: https://www.theclimateregistry.org/wp-content/uploads/2014/11/2016-Climate-Registry-Default-Emission-Factors.pdf
N2O g/gal	0.26	Climate Registry, Table 13.7: https://www.theclimateregistry.org/wp-content/uploads/2014/11/2016-Climate-Registry-Default-Emission-Factors.pdf
GWP CH4	25	IPCC AR4
GWP N2O	298	IPCC AR4
CO2e g/gal	10,302	
CO2 g/gal	10,210	
CO2/CO2e	0.9911	

Step1 Emergency Generator

Ratings:	1,500	kW	*(based on conservative engineering assumptions)*
	2,012	HP	*(based on conservative engineering assumptions; conversion from kW to hp)*
	-	kW	*(based on conservative engineering assumptions)*
	-	HP	*(conversion from kW to hp)*
Load Factor:	0.74		*(based on CalEEMod Generator Set Load Factor)*
Engine Emissions Tier:	Rule 1470 Compliant		*(compliance with CARB and AQMD diesel regulations)*
Operating Hours per Unit:	1	hours/day	*(testing/maintenance)*
	50	hours/year	*(testing/maintenance, Regulatory Limit per SCAQMD Rule 1470)*

Emergency Generator Emissions

Units	Criteria Pollutants [1, 2, 3]						Greenhouse Gases [4]	
	VOC	NO_X	CO	SOx	PM10	PM2.5	CO_2	CO_2e
g/kW-hr	—	—	3.50	—	—	—	—	—
g/HP-hr	0.24	4.56	2.61	5.50E-05	0.0192	0.0187	526.17	530.91
lbs/hr	0.79	14.97	8.57	0.00	0.06	0.06	1727.10	1,742.66
lbs/day	**0.79**	**14.97**	**8.57**	**0.00018**	**0.06**	**0.06**	1,727.10	1,742.66
lbs/yr	39.39	748.39	428.35	0.01	3.15	3.08	86,355.04	87,133.00
tons/yr	0.02	0.37	0.21	0.00	0.00	0.00	43.18	43.57
metric tons/yr	—	—	—	—	—	—	**39.17**	**39.52**

Notes:

1. Emission factors for VOC and NOX: Regulatory Limit per SCAQMD Rule 1470 (Requirements for Stationary Diesel-Fueled Internal Combustion and Other Compression Ignition Engines).
2. Emission factors for CO, PM10, and PM2.5: Regulatory Limit per SCAQMD Rule 1470 (Requirements for Stationary Diesel-Fueled Internal Combustion and Other Compression Ignition Engines).
3. Emission factor for SO2: U.S. Environmental Protection Agency, AP-42 Compilation of Air Pollutant Emission Factors, Fifth Edition, Section 3.4, Table 3.4-1.
   Emission Factor for SO2 is based on 15 ppm (0.0015%) S1 from the EPA Nonroad Diesel Fuel Program, and assumes complete conversion to SO2.
4. Emission factor for CO2: U.S. Environmental Protection Agency, AP-42 Compilation of Air Pollutant Emission Factors, Fifth Edition, Section 3.4, Table 3.4-1. 5%
   Emissions of GHGs assume 99.11% of the CO2e emissions occur as CO2, based on Climate Registry emission factors as referenced above.

Source: ESA 2018. pdf file: MEP Info (10-22-18)

670 Mesquit Mixed Use Project EIR
Air Quality Assessment

Emergency Generator Emissions

Conversion Factors

HP/kW	1.3410	
PM10 Fraction of Total PM	0.960	Table A - Updated CEIDARS Table with PM2.5 Fractions, INTERNAL COMBUSTION - DISTILLATE AND DIESEL-ELECTRIC GENERATION
PM2.5 Fraction of Total PM	0.937	Table A - Updated CEIDARS Table with PM2.5 Fractions, INTERNAL COMBUSTION - DISTILLATE AND DIESEL-ELECTRIC GENERATION
CO2 g/gal	10.21	Climate Registry, Table 13.1: https://www.theclimateregistry.org/wp-content/uploads/2014/11/2016-Climate-Registry-Default-Emission-Factors.pdf
CH4 g/gal	0.58	Climate Registry, Table 13.7: https://www.theclimateregistry.org/wp-content/uploads/2014/11/2016-Climate-Registry-Default-Emission-Factors.pdf
N2O g/gal	0.26	Climate Registry, Table 13.7: https://www.theclimateregistry.org/wp-content/uploads/2014/11/2016-Climate-Registry-Default-Emission-Factors.pdf
GWP CH4	25	IPCC AR4
GWP N2O	298	IPCC AR4 IPCC AR4
CO2e g/gal	10,302	
CO2 g/gal	10,210	
CO2/CO2e	0.9911	

Step2 Emergency Generator

Ratings:	750	kW	*(based on conservative engineering assumptions)*
	1,006	HP	*(based on conservative engineering assumptions; conversion from kW to hp)*
	-	kW	*(based on conservative engineering assumptions)*
	-	HP	*(conversion from kW to hp)*
Load Factor:	0.74		*(based on CalEEMod Generator Set Load Factor)*
Engine Emissions Tier:	Rule 1470 Compliant		*(compliance with CARB and AQMD diesel regulations)*
Operating Hours per Unit:	1	hours/day	*(testing/maintenance)*
	50	hours/year	*(testing/maintenance, Regulatory Limit per SCAQMD Rule 1470)*

Emergency Generator Emissions

Units	Criteria Pollutants [1, 2, 3]						Greenhouse Gases [4]	
	VOC	NO_X	CO	SOx	PM10	PM2.5	CO_2	CO_2e
g/kW-hr	—	—	3.50	—	—	—	—	—
g/HP-hr	0.24	4.56	2.61	5.50E-05	0.0192	0.0187	526.17	530.91
lbs/hr	0.39	7.48	4.28	0.00	0.03	0.03	863.55	871.33
lbs/day	**0.39**	**7.48**	**4.28**	**0.00009**	**0.03**	**0.03**	863.55	871.33
lbs/yr	19.69	374.20	214.17	0.00	1.58	1.54	43,177.52	43,566.50
tons/yr	0.01	0.19	0.11	0.00	0.00	0.00	21.59	21.78
metric tons/yr	—	—	—	—	—	—	**19.59**	**19.76**

Notes:

1. Emission factors for VOC and NOX: Regulatory Limit per SCAQMD Rule 1470 (Requirements for Stationary Diesel-Fueled Internal Combustion and Other Compression Ignition Engines).
2. Emission factors for CO, PM10, and PM2.5: Regulatory Limit per SCAQMD Rule 1470 (Requirements for Stationary Diesel-Fueled Internal Combustion and Other Compression Ignition Engines).
3. Emission factor for SO2: U.S. Environmental Protection Agency, AP-42 Compilation of Air Pollutant Emission Factors, Fifth Edition, Section 3.4, Table 3.4-1.
   Emission Factor for SO2 is based on 15 ppm (0.0015%) S1 from the EPA Nonroad Diesel Fuel Program, and assumes complete conversion to SO2.
4. Emission factor for CO2: U.S. Environmental Protection Agency, AP-42 Compilation of Air Pollutant Emission Factors, Fifth Edition, Section 3.4, Table 3.4-1.
   Emissions of GHGs assume 99.11% of the CO2e emissions occur as CO2, based on Climate Registry emission factors as referenced above.

Source: ESA 2018.

670 Mesquit Mixed Use Project EIR
Air Quality Assessment

670 Mesquit Mixed Use Project EIR

Emergency Generator Emissions (Step 3&4)

Conversion Factors

HP/kW	1.3410	
PM10 Fraction of Total PM	0.960	Table A - Updated CEIDARS Table with PM2.5 Fractions, INTERNAL COMBUSTION - DISTILLATE AND DIESEL-ELECTRIC GENERATION
PM2.5 Fraction of Total PM	0.937	Table A - Updated CEIDARS Table with PM2.5 Fractions, INTERNAL COMBUSTION - DISTILLATE AND DIESEL-ELECTRIC GENERATION
CO2 g/gal	10.21	Climate Registry, Table 13.1: https://www.theclimateregistry.org/wp-content/uploads/2014/11/2016-Climate-Registry-Default-Emission-Factors.pdf
CH4 g/gal	0.58	Climate Registry, Table 13.7: https://www.theclimateregistry.org/wp-content/uploads/2014/11/2016-Climate-Registry-Default-Emission-Factors.pdf
N2O g/gal	0.26	Climate Registry, Table 13.7: https://www.theclimateregistry.org/wp-content/uploads/2014/11/2016-Climate-Registry-Default-Emission-Factors.pdf
GWP CH4	25	IPCC AR4
GWP N2O	298	IPCC AR4 IPCC AR4
CO2e g/gal	10,302	
CO2 g/gal	10,210	
CO2/CO2e	0.9911	

Step4

Ratings:	1,500	kW	*(based on conservative engineering assumptions)*
	2,012	HP	*(based on conservative engineering assumptions; conversion from kW to hp)*
	-	kW	*(based on conservative engineering assumptions)*
	-	HP	*(conversion from kW to hp)*
Load Factor:	0.74		*(based on CalEEMod Generator Set Load Factor)*
Engine Emissions Tier:	Rule 1470 Compliant		*(compliance with CARB and AQMD diesel regulations)*
Operating Hours per Unit:	1	hours/day	*(testing/maintenance)*
	50	hours/year	*(testing/maintenance, Regulatory Limit per SCAQMD Rule 1470)*

Emergency Generator Emissions

Units	Criteria Pollutants [1, 2, 3]						Greenhouse Gases [4]	
	VOC	NO_X	CO	SOx	PM10	PM2.5	CO_2	CO_2e
g/kW-hr	—	—	3.50	—	—	—	—	—
g/HP-hr	0.24	4.56	2.61	5.50E-05	0.0192	0.0187	526.17	530.91
lbs/hr	0.79	14.97	8.57	0.00	0.06	0.06	1727.10	1,742.66
lbs/day	**0.79**	**14.97**	**8.57**	**0.00018**	**0.06**	**0.06**	1,727.10	1,742.66
lbs/yr	39.39	748.39	428.35	0.01	3.15	3.08	86,355.04	87,133.00
tons/yr	0.02	0.37	0.21	0.00	0.00	0.00	43.18	43.57
metric tons/yr	—	—	—	—	—	—	**39.17**	**39.52**

Notes:

1. Emission factors for VOC and NOX: Regulatory Limit per SCAQMD Rule 1470 (Requirements for Stationary Diesel-Fueled Internal Combustion and Other Compression Ignition Engines).
2. Emission factors for CO, PM10, and PM2.5: Regulatory Limit per SCAQMD Rule 1470 (Requirements for Stationary Diesel-Fueled Internal Combustion and Other Compression Ignition Engines).
3. Emission factor for SO2: U.S. Environmental Protection Agency, AP-42 Compilation of Air Pollutant Emission Factors, Fifth Edition, Section 3.4, Table 3.4-1.
   Emission Factor for SO2 is based on 15 ppm (0.0015%) S1 from the EPA Nonroad Diesel Fuel Program, and assumes complete conversion to SO2.
4 Emission factor for CO2: U.S. Environmental Protection Agency, AP-42 Compilation of Air Pollutant Emission Factors, Fifth Edition, Section 3.4, Table 3.4-1.
   Emissions of GHGs assume 99.11% of the CO2e emissions occur as CO2, based on Climate Registry emission factors as referenced above.

Source: ESA 2018.

670 Mesquit
Air Quality Assessment

Emergency Generator Emissions - with PDF

Conversion Factors

HP/kW	1.3410	
PM10 Fraction of Total PM	0.960	Table A - Updated CEIDARS Table with PM2.5 Fractions, INTERNAL COMBUSTION - DISTILLATE AND DIESEL-ELECTRIC GENERATION
PM2.5 Fraction of Total PM	0.937	Table A - Updated CEIDARS Table with PM2.5 Fractions, INTERNAL COMBUSTION - DISTILLATE AND DIESEL-ELECTRIC GENERATION
CO2 g/gal	10.21	Climate Registry, Table 13.1: https://www.theclimateregistry.org/wp-content/uploads/2014/11/2016-Climate-Registry-Default-Emission-Factors.pdf
CH4 g/gal	0.58	Climate Registry, Table 13.7: https://www.theclimateregistry.org/wp-content/uploads/2014/11/2016-Climate-Registry-Default-Emission-Factors.pdf
N2O g/gal	0.26	Climate Registry, Table 13.7: https://www.theclimateregistry.org/wp-content/uploads/2014/11/2016-Climate-Registry-Default-Emission-Factors.pdf
GWP CH4	25	IPCC AR4
GWP N2O	298	IPCC AR4
CO2e g/gal	10,302	
CO2 g/gal	10,210	
CO2/CO2e	0.9911	

Step1 Emergency Generator

Ratings:	1,500	kW	*(based on conservative engineering assumptions)*
	2,012	HP	*(based on conservative engineering assumptions; conversion from kW to hp)*
	-	kW	*(based on conservative engineering assumptions)*
	-	HP	*(conversion from kW to hp)*
Load Factor:	0.74		*(based on CalEEMod Generator Set Load Factor)*
Engine Emissions Tier:	Rule 1470 Compliant		*(compliance with CARB and AQMD diesel regulations)*
Operating Hours per Unit:	1	hours/day	*(testing/maintenance)*
	50	hours/year	*(testing/maintenance, Regulatory Limit per SCAQMD Rule 1470)*

Emergency Generator Emissions

Units	Criteria Pollutants [1, 2, 3]						Greenhouse Gases [4]	
	VOC	NO_X	CO	SOx	PM10	PM2.5	CO_2	CO_2e
g/kW-hr	—	—	3.50	—	—	—	—	—
g/HP-hr	0.06	2.24	2.60	5.50E-05	0.02	0.02	526.17	530.91
lbs/hr	0.20	7.35	8.53	0.00	0.05	0.05	1727.10	1,742.66
lbs/day	**0.20**	**7.35**	**8.53**	**0.00018**	**0.053**	**0.053**	1,727.10	1,742.66
lbs/yr	9.85	367.63	426.71	0.01	2.63	2.63	86,355.04	87,133.00
tons/yr	0.00	0.18	0.21	0.00	0.00	0.00	43.18	43.57
metric tons/yr	—	—	—	—	—	—	**39.17**	**39.52**

Notes:

1. Emission factors for VOC and NOX: Regulatory Limit per SCAQMD Rule 1470 (Requirements for Stationary Diesel-Fueled Internal Combustion and Other Compression Ignition Engines).
2. Emission factors for CO, PM10, and PM2.5: Regulatory Limit per SCAQMD Rule 1470 (Requirements for Stationary Diesel-Fueled Internal Combustion and Other Compression Ignition Engines).
3. Emission factor for SO2: U.S. Environmental Protection Agency, AP-42 Compilation of Air Pollutant Emission Factors, Fifth Edition, Section 3.4, Table 3.4-1.
   Emission Factor for SO2 is based on 15 ppm (0.0015%) S1 from the EPA Nonroad Diesel Fuel Program, and assumes complete conversion to SO2.
4. Emission factor for CO2: U.S. Environmental Protection Agency, AP-42 Compilation of Air Pollutant Emission Factors, Fifth Edition, Section 3.4, Table 3.4-1. 5%
   Emissions of GHGs assume 99.11% of the CO2e emissions occur as CO2, based on Climate Registry emission factors as referenced above.
5. Emissions Factors for Tier 4 Final from CalEEMOD Appendix D, Pg. D-77

Source: ESA 2018. pdf file: MEP Info (10-22-18)

670 Mesquit Mixed Use Project EIR
Air Quality Assessment

Emergency Generator Emissions - with PDF

Conversion Factors

HP/kW	1.3410	
PM10 Fraction of Total PM	0.960	Table A - Updated CEIDARS Table with PM2.5 Fractions, INTERNAL COMBUSTION - DISTILLATE AND DIESEL-ELECTRIC GENERATION
PM2.5 Fraction of Total PM	0.937	Table A - Updated CEIDARS Table with PM2.5 Fractions, INTERNAL COMBUSTION - DISTILLATE AND DIESEL-ELECTRIC GENERATION
CO2 g/gal	10.21	Climate Registry, Table 13.1: https://www.theclimateregistry.org/wp-content/uploads/2014/11/2016-Climate-Registry-Default-Emission-Factors.pdf
CH4 g/gal	0.58	Climate Registry, Table 13.7: https://www.theclimateregistry.org/wp-content/uploads/2014/11/2016-Climate-Registry-Default-Emission-Factors.pdf
N2O g/gal	0.26	Climate Registry, Table 13.7: https://www.theclimateregistry.org/wp-content/uploads/2014/11/2016-Climate-Registry-Default-Emission-Factors.pdf
GWP CH4	25	IPCC AR4
GWP N2O	298	IPCC AR4
CO2e g/gal	10,302	
CO2 g/gal	10,210	
CO2/CO2e	0.9911	

IPCC AR4

Step2 Emergency Generator

Ratings:	750	kW	*(based on conservative engineering assumptions)*
	1,006	HP	*(based on conservative engineering assumptions; conversion from kW to hp)*
	-	kW	*(based on conservative engineering assumptions)*
	-	HP	*(conversion from kW to hp)*
Load Factor:	0.74		*(based on CalEEMod Generator Set Load Factor)*
Engine Emissions Tier:	Rule 1470 Compliant		*(compliance with CARB and AQMD diesel regulations)*
Operating Hours per Unit:	1	hours/day	*(testing/maintenance)*
	50	hours/year	*(testing/maintenance, Regulatory Limit per SCAQMD Rule 1470)*

Emergency Generator Emissions

Units	Criteria Pollutants [1, 2, 3]						Greenhouse Gases [4]	
	VOC	NO_X	CO	SOx	PM10	PM2.5	CO_2	CO_2e
g/kW-hr	—	—	3.50	—	—	—	—	—
g/HP-hr	0.06	2.24	2.60	5.50E-05	0.02	0.02	526.17	530.91
lbs/hr	0.10	3.68	4.27	0.00	0.03	0.03	863.55	871.33
lbs/day	**0.10**	**3.68**	**4.27**	**0.00009**	**0.03**	**0.03**	863.55	871.33
lbs/yr	4.92	183.82	213.36	0.00	1.31	1.31	43,177.52	43,566.50
tons/yr	0.00	0.09	0.11	0.00	0.00	0.00	21.59	21.78
metric tons/yr	—	—	—	—	—	—	**19.59**	**19.76**

Notes:

1. Emission factors for VOC and NOX: Regulatory Limit per SCAQMD Rule 1470 (Requirements for Stationary Diesel-Fueled Internal Combustion and Other Compression Ignition Engines).
2. Emission factors for CO, PM10, and PM2.5: Regulatory Limit per SCAQMD Rule 1470 (Requirements for Stationary Diesel-Fueled Internal Combustion and Other Compression Ignition Engines).
3. Emission factor for SO2: U.S. Environmental Protection Agency, AP-42 Compilation of Air Pollutant Emission Factors, Fifth Edition, Section 3.4, Table 3.4-1.
   Emission Factor for SO2 is based on 15 ppm (0.0015%) S1 from the EPA Nonroad Diesel Fuel Program, and assumes complete conversion to SO2.
4. Emission factor for CO2: U.S. Environmental Protection Agency, AP-42 Compilation of Air Pollutant Emission Factors, Fifth Edition, Section 3.4, Table 3.4-1.
   Emissions of GHGs assume 99.11% of the CO2e emissions occur as CO2, based on Climate Registry emission factors as referenced above.
5. Emissions Factors for Tier 4 Final from CalEEMOD Appendix D, Pg. D-77

Source: ESA 2018.

670 Mesquit Mixed Use Project EIR
Air Quality Assessment

670 Mesquit Mixed Use Project EIR

Emergency Generator Emissions (Step 3&4) - with PDF

Conversion Factors

HP/kW	1.3410	
PM10 Fraction of Total PM	0.960	Table A - Updated CEIDARS Table with PM2.5 Fractions, INTERNAL COMBUSTION - DISTILLATE AND DIESEL-ELECTRIC GENERATION
PM2.5 Fraction of Total PM	0.937	Table A - Updated CEIDARS Table with PM2.5 Fractions, INTERNAL COMBUSTION - DISTILLATE AND DIESEL-ELECTRIC GENERATION
CO2 g/gal	10.21	Climate Registry, Table 13.1: https://www.theclimateregistry.org/wp-content/uploads/2014/11/2016-Climate-Registry-Default-Emission-Factors.pdf
CH4 g/gal	0.58	Climate Registry, Table 13.7: https://www.theclimateregistry.org/wp-content/uploads/2014/11/2016-Climate-Registry-Default-Emission-Factors.pdf
N2O g/gal	0.26	Climate Registry, Table 13.7: https://www.theclimateregistry.org/wp-content/uploads/2014/11/2016-Climate-Registry-Default-Emission-Factors.pdf
GWP CH4	25	IPCC AR4
GWP N2O	298	IPCC AR4 IPCC AR4
CO2e g/gal	10,302	
CO2 g/gal	10,210	
CO2/CO2e	0.9911	

Step4

Ratings:	1,500	kW	*(based on conservative engineering assumptions)*
	2,012	HP	*(based on conservative engineering assumptions; conversion from kW to hp)*
	-	kW	*(based on conservative engineering assumptions)*
	-	HP	*(conversion from kW to hp)*
Load Factor:	0.74		*(based on CalEEMod Generator Set Load Factor)*
Engine Emissions Tier:	Rule 1470 Compliant		*(compliance with CARB and AQMD diesel regulations)*
Operating Hours per Unit:	1	hours/day	*(testing/maintenance)*
	50	hours/year	*(testing/maintenance, Regulatory Limit per SCAQMD Rule 1470)*

Emergency Generator Emissions

Units	Criteria Pollutants [1, 2, 3]						Greenhouse Gases [4]	
	VOC	NO_X	CO	SOx	PM10	PM2.5	CO_2	CO_2e
g/kW-hr	—	—	3.50	—	—	—	—	—
g/HP-hr	0.06	2.24	2.60	5.50E-05	0.02	0.02	526.17	530.91
lbs/hr	0.20	7.35	8.53	0.00	0.05	0.05	1727.10	1,742.66
lbs/day	**0.20**	**7.35**	**8.53**	**0.00018**	**0.05**	**0.05**	1,727.10	1,742.66
lbs/yr	9.85	367.63	426.71	0.01	2.63	2.63	86,355.04	87,133.00
tons/yr	0.00	0.18	0.21	0.00	0.00	0.00	43.18	43.57
metric tons/yr	—	—	—	—	—	—	**39.17**	**39.52**

Notes:

1. Emission factors for VOC and NOX: Regulatory Limit per SCAQMD Rule 1470 (Requirements for Stationary Diesel-Fueled Internal Combustion and Other Compression Ignition Engines).
2. Emission factors for CO, PM10, and PM2.5: Regulatory Limit per SCAQMD Rule 1470 (Requirements for Stationary Diesel-Fueled Internal Combustion and Other Compression Ignition Engines).
3. Emission factor for SO2: U.S. Environmental Protection Agency, AP-42 Compilation of Air Pollutant Emission Factors, Fifth Edition, Section 3.4, Table 3.4-1.
   Emission Factor for SO2 is based on 15 ppm (0.0015%) S1 from the EPA Nonroad Diesel Fuel Program, and assumes complete conversion to SO2.
4 Emission factor for CO2: U.S. Environmental Protection Agency, AP-42 Compilation of Air Pollutant Emission Factors, Fifth Edition, Section 3.4, Table 3.4-1.
5 Emissions Factors for Tier 4 Final from CalEEMOD Appendix D, Pg. D-77

Source: ESA 2018. pdf file: MEP Info (10-22-18)

670 Mesquit Charbroiling Emissions

San Joaquin Valley Unified Air Pollution Control District Emission Inventory Methodology 690 - Commercial Cooking Operations

Equipment Type	Restaurant Category				
	Ethnic	Family	Fast Food	Seafood	Steak and BBQ
Percent of restaurants with equipment					
Auto charbroilers	3.5	10.1	18.6	0.0	6.9
Underfired charbroilers	47.5	60.9	30.8	52.6	55.2
Deep-fat fryer	81.9	91.4	96.8	100.0	82.8
Glad griddles	62.7	82.9	51.9	36.8	89.7
Clamshell griddles	4.0	1.4	14.7	10.5	0.0
Average number of units per restaurant type[z]					
Auto charbroilers	1.62	1.71	1.07	--	--
Underfired charbroilers	1.54	1.29	1.58	1.10	1.63
Deep-fat fryer	1.63	2.34	3.10	2.47	2.42
Glad griddles	1.88	2.03	1.43	1.11	1.35
Clamshell griddles	1.80	--	2.09	1.50	--

Type of Food	Total Food Cooked per Device (lb/week)				
	Chain-Driven Charbroilers[a]	Underfired Charbroilers	Deep-Fat Fryers	Flat Griddles	Clamshell Griddles
Steak	236	180	181	166	94
Hamburger	798	270	274	362	1,314
Poultry, with skin	147	144	365	88	113
Poultry, skinless	266	179	208	111	108
Pork	58	148	59	112	118
Seafood	119	143	159	92	632
Other meat	0	42	274	58	0
Potatoes	0	0	602	0	0

670 Mesquit Charbroiling Emissions

# of food venues	3	
Days/week cooking	6	
PM10 fraction of PM	0.7	Updated CEIDARS Table with PM2.5 Fractions
PM2.5 fraction of PM	0.42	Updated CEIDARS Table with PM2.5 Fractions

Total # of equipment

Type	Total Equip
Auto charbroilers	0.3
Underfired charbroilers	1.8
Deep-fat fryer	2.7
Glad griddles	2.5
Clamshell griddles	0.0

Total lbs/day of meat

Type	Auto charbroilers	Underfired charbroil	Deep-fat fryer	Glad griddles	Clamshell griddles
Steak	11.9	54.8	82.7	68.8	0.7
Hamburger	40.3	82.2	125.2	150.0	9.2
Poultry, with skin	7.4	43.8	166.8	36.5	0.8
Poultry, skinless	13.4	54.5	95.1	46.0	0.8
Pork	2.9	45.1	27.0	46.4	0.8
Seafood	6.0	43.5	72.7	38.1	4.4
Other meat	0.0	12.8	125.2	24.0	0.0
Potatoes	0.0	0.0	275.1	0.0	0.0

Source[1]	Uncontrolled Emission Factors[2] (lb/1000 lb)		Quantity[3]	Emissions Controls[4] (percent reduction)		Controlled Emissions[5,6] (pounds/day)		
	ROG	PM	(lb/day)	VOC	PM	VOC	PM2.5	PM10
Project								
Charbroiler - New York Steak	0.86	17.19	66.73	86%	85%	0.01	0.07	0.12
Charbroiler - 25% fat Hamburger	3.94	32.65	122.51	86%	85%	0.07	0.25	0.42
Charbroiler - Chicken	1.82	10.48	119.21	86%	85%	0.03	0.08	0.13
Deep-fat Fryer - Shoestring fries	0.21	-	275.11	0%	0%	0.06	0.00	0.00
Deep-fat Fryer - breaded chicken patties	0.12	-	261.86	0%	0%	0.03	0.00	0.00
Deep-fat Fryer - breaded cod filet	0.14	-	72.66	0%	0%	0.01	0.00	0.00
Total Emissions						**0.21**	**0.40**	**0.67**

670 Mesquit 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
General Office Building	944.05	1000sqft	1.00	944,055.00	0
User Defined Commercial	93.62	User Defined Unit	0.20	93,617.00	0
Enclosed Parking with Elevator	2,000.00	Space	0.25	800,000.00	0
City Park	3.26	Acre	3.26	141,876.00	0
Health Club	62.15	1000sqft	0.25	62,148.00	0
High Turnover (Sit Down Restaurant)	44.79	1000sqft	0.50	44,788.00	0
Hotel	236.00	Room	0.50	158,647.00	0
Quality Restaurant	73.65	1000sqft	1.00	73,646.00	0
User Defined Recreational	0.00	User Defined Unit	0.00	0.00	0
Apartments High Rise	308.00	Dwelling Unit	0.50	307,907.00	749
Regional Shopping Center	79.24	1000sqft	0.30	79,240.00	0
Supermarket	28.05	1000sqft	0.50	28,054.00	0
User Defined Retail	800.00	User Defined Unit	0.10	0.00	0

1.2 Other Project Characteristics

Urbanization	Urban	**Wind Speed (m/s)**	2.2	**Precipitation Freq (Days)**	31
Climate Zone	12			**Operational Year**	2025

Utility Company Los Angeles Department of Water & Power

CO2 Intensity (lb/MWhr)	626.48	**CH4 Intensity (lb/MWhr)**	0	**N2O Intensity (lb/MWhr)**	0

1.3 User Entered Comments & Non-Default Data

Project Characteristics - updated CO2 intensity factor for expected RPS incremental increase in efficiency for buildout in 2025

Land Use - MCC data 10/26

Construction Phase - MCC

Off-road Equipment - MCC

Off-road Equipment - MCC

Off-road Equipment - MCC

Off-road Equipment - MCC

Off-road Equipment - Crane = 7*10/8

Off-road Equipment - MCC

Off-road Equipment - MCC

Trips and VMT - MCC Truck spreadsheets

Demolition -

Grading - MCC

Vehicle Trips - mcc

Woodstoves - No fireplaces

Energy Use - User Defined Commercial = Gallery/Studio - treated as Recreational Community Center
User Defined Recreational =Deck Activities (Exercise Class, Busking)
Water And Wastewater - All Commercial usage including Cooling Tower and Additional Water Conservation in General Office Building
Landscaping Usage in City Park
Sequestration -

Energy Mitigation - Building energy performance was determined to be 6.8 percent optimized (see the Project's AQ and GHG Technical Report for additional details). Emissions modeling utilized a 6 percent optimization for a conservative evaluation.
Waste Mitigation - study data

Table Name	Column Name	Default Value	New Value
tblEnergyUse	LightingElect	0.00	0.35
tblEnergyUse	LightingElect	0.00	3.70
tblEnergyUse	LightingElect	0.00	0.35
tblEnergyUse	NT24E	0.00	4.62

tblEnergyUse	NT24NG	0.00	0.39
tblEnergyUse	T24E	258.09	252.93
tblEnergyUse	T24E	3.92	3.50
tblEnergyUse	T24E	4.60	4.11
tblEnergyUse	T24E	2.25	2.01
tblEnergyUse	T24E	8.11	7.24
tblEnergyUse	T24E	2.55	2.28
tblEnergyUse	T24E	8.11	7.24
tblEnergyUse	T24E	4.01	3.58
tblEnergyUse	T24E	4.42	3.95
tblEnergyUse	T24E	0.00	4.11
tblEnergyUse	T24NG	4,697.18	4,462.32
tblEnergyUse	T24NG	10.02	9.92
tblEnergyUse	T24NG	13.65	13.51
tblEnergyUse	T24NG	42.98	42.55
tblEnergyUse	T24NG	19.92	19.72
tblEnergyUse	T24NG	42.98	42.55
tblEnergyUse	T24NG	1.15	1.14
tblEnergyUse	T24NG	9.83	9.73
tblEnergyUse	T24NG	0.00	9.92
tblFireplaces	FireplaceDayYear	25.00	180.00
tblFireplaces	FireplaceHourDay	3.00	12.00
tblFireplaces	FireplaceWoodMass	1,019.20	0.00
tblFireplaces	NumberGas	261.80	5.00
tblFireplaces	NumberNoFireplace	30.80	303.00
tblFireplaces	NumberWood	15.40	0.00
tblLandUse	LandUseSquareFeet	944,050.00	944,055.00
tblLandUse	LandUseSquareFeet	0.00	93,617.00
tblLandUse	LandUseSquareFeet	142,005.60	141,876.00
tblLandUse	LandUseSquareFeet	62,150.00	62,148.00

tblLandUse	LandUseSquareFeet	44,790.00	44,788.00
tblLandUse	LandUseSquareFeet	342,672.00	158,647.00
tblLandUse	LandUseSquareFeet	73,650.00	73,646.00
tblLandUse	LandUseSquareFeet	308,000.00	307,907.00
tblLandUse	LandUseSquareFeet	28,050.00	28,054.00
tblLandUse	LotAcreage	21.67	1.00
tblLandUse	LotAcreage	0.00	0.20
tblLandUse	LotAcreage	18.00	0.25
tblLandUse	LotAcreage	1.43	0.25
tblLandUse	LotAcreage	1.03	0.50
tblLandUse	LotAcreage	7.87	0.50
tblLandUse	LotAcreage	1.69	1.00
tblLandUse	LotAcreage	4.97	0.50
tblLandUse	LotAcreage	1.82	0.30
tblLandUse	LotAcreage	0.64	0.50
tblLandUse	LotAcreage	0.00	0.10
tblLandUse	Population	881.00	749.00
tblProjectCharacteristics	CH4IntensityFactor	0.029	0
tblProjectCharacteristics	CO2IntensityFactor	1227.89	626.48
tblProjectCharacteristics	N2OIntensityFactor	0.006	0
tblSequestration	NumberOfNewTrees	0.00	180.00
tblSolidWaste	SolidWasteGenerationRate	141.68	687.45
tblSolidWaste	SolidWasteGenerationRate	0.28	0.00
tblSolidWaste	SolidWasteGenerationRate	877.97	10,152.47
tblSolidWaste	SolidWasteGenerationRate	354.25	0.00
tblSolidWaste	SolidWasteGenerationRate	533.00	0.00
tblSolidWaste	SolidWasteGenerationRate	129.21	0.00
tblSolidWaste	SolidWasteGenerationRate	67.21	0.00
tblSolidWaste	SolidWasteGenerationRate	83.20	0.00
tblSolidWaste	SolidWasteGenerationRate	158.20	0.00

tblWater	IndoorWaterUseRate	20,067,439.89	10,278,400.00
tblWater	IndoorWaterUseRate	167,789,544.79	158,198,665.00
tblWater	IndoorWaterUseRate	3,675,746.40	0.00
tblWater	IndoorWaterUseRate	13,595,274.98	0.00
tblWater	IndoorWaterUseRate	5,986,557.72	11,692,775.00
tblWater	IndoorWaterUseRate	22,355,257.92	0.00
tblWater	IndoorWaterUseRate	5,869,506.60	0.00
tblWater	IndoorWaterUseRate	3,457,673.43	0.00
tblWater	OutdoorWaterUseRate	12,651,212.11	0.00
tblWater	OutdoorWaterUseRate	3,884,229.20	1,566,215.00
tblWater	OutdoorWaterUseRate	0.00	205,130.00
tblWater	OutdoorWaterUseRate	102,838,753.26	0.00
tblWater	OutdoorWaterUseRate	2,252,876.83	0.00
tblWater	OutdoorWaterUseRate	867,783.51	0.00
tblWater	OutdoorWaterUseRate	665,173.08	0.00
tblWater	OutdoorWaterUseRate	1,426,931.36	0.00
tblWater	OutdoorWaterUseRate	3,597,439.53	0.00
tblWater	OutdoorWaterUseRate	106,938.35	0.00
tblWoodstoves	NumberCatalytic	15.40	0.00
tblWoodstoves	NumberNoncatalytic	15.40	0.00
tblWoodstoves	WoodstoveWoodMass	999.60	0.00

2.0 Emissions Summary

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	40.9745	0.6282	25.9720	3.4900e-003		0.1693	0.1693		0.1693	0.1693	0.0000	470.2388	470.2388	0.0544	7.7600e-003	473.9131
Energy	1.3863	12.5496	10.1954	0.0756		0.9578	0.9578		0.9578	0.9578		15,123.4667	15,123.4667	0.2899	0.2773	15,213.3379

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	40.9745	0.6282	25.9720	3.4900e-003		0.1693	0.1693		0.1693	0.1693	0.0000	470.2388	470.2388	0.0544	7.7600e-003	473.9131
Energy	1.3863	12.5496	10.1954	0.0756		0.9578	0.9578		0.9578	0.9578		15,123.4667	15,123.4667	0.2899	0.2773	15,213.3379

5.0 Energy Detail

Historical Energy Use: N

5.1 Mitigation Measures Energy

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio-CO2	Total CO2	CH4	N2O	CO2e
Category	lb/day										lb/day					
NaturalGas Mitigated	1.3863	12.5496	10.1954	0.0756		0.9578	0.9578		0.9578	0.9578		15,123.4667	15,123.4667	0.2899	0.2773	15,213.3379
NaturalGas Unmitigated	1.3863	12.5496	10.1954	0.0756		0.9578	0.9578		0.9578	0.9578		15,123.4667	15,123.4667	0.2899	0.2773	15,213.3379

5.2 Energy by Land Use - NaturalGas

Unmitigated

	NaturalGas Use	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Land Use	kBTU/yr	lb/day										lb/day					
Apartments High Rise	9065.6	0.0978	0.8355	0.3555	5.3300e-003		0.0676	0.0676		0.0676	0.0676		1,066.5407	1,066.5407	0.0204	0.0196	1,072.8786
City Park	0	0.0000	0.0000	0.0000	0.0000		0.0000	0.0000		0.0000	0.0000		0.0000	0.0000	0.0000	0.0000	0.0000
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
General Office Building	26666.3	0.2876	2.6144	2.1961	0.0157		0.1987	0.1987		0.1987	0.1987		3,137.2142	3,137.2142	0.0601	0.0575	3,155.8571
Health Club	3058.02	0.0330	0.2998	0.2518	1.8000e-003		0.0228	0.0228		0.0228	0.0228		359.7673	359.7673	6.9000e-003	6.6000e-003	361.9052
High Turnover (Sit Down Restaurant)	28263.1	0.3048	2.7709	2.3276	0.0166		0.2106	0.2106		0.2106	0.2106		3,325.0669	3,325.0669	0.0637	0.0610	3,344.8261
Hotel	10336	0.1115	1.0133	0.8512	6.0800e-003		0.0770	0.0770		0.0770	0.0770		1,215.9954	1,215.9954	0.0233	0.0223	1,223.2214
Quality Restaurant	46473.7	0.5012	4.5562	3.8272	0.0273		0.3463	0.3463		0.3463	0.3463		5,467.4885	5,467.4885	0.1048	0.1002	5,499.9791
Regional Shopping Center	353.866	3.8200e-003	0.0347	0.0291	2.1000e-004		2.6400e-003	2.6400e-003		2.6400e-003	2.6400e-003		41.6313	41.6313	8.0000e-004	7.6000e-004	41.8787
Supermarket	1688.62	0.0182	0.1656	0.1391	9.9000e-004		0.0126	0.0126		0.0126	0.0126		198.6612	198.6612	3.8100e-003	3.6400e-003	199.8418
User Defined Commercial	2644.36	0.0285	0.2593	0.2178	1.5600e-003		0.0197	0.0197		0.0197	0.0197		311.1011	311.1011	5.9600e-003	5.7000e-003	312.9499
User Defined Recreational	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
User Defined Retail	0	0.0000	0.0000	0.0000	0.0000		0.0000	0.0000		0.0000	0.0000		0.0000	0.0000	0.0000	0.0000	0.0000
Total		**1.3863**	**12.5496**	**10.1954**	**0.0756**		**0.9578**	**0.9578**		**0.9578**	**0.9578**		**15,123.4667**	**15,123.4667**	**0.2899**	**0.2773**	**15,213.3379**

Mitigated

	NaturalGas Use	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Land Use	kBTU/yr	lb/day										lb/day					
Apartments High Rise	9.0656	0.0978	0.8355	0.3555	5.3300e-003		0.0676	0.0676		0.0676	0.0676		1,066.5407	1,066.5407	0.0204	0.0196	1,072.8786
City Park	0	0.0000	0.0000	0.0000	0.0000		0.0000	0.0000		0.0000	0.0000		0.0000	0.0000	0.0000	0.0000	0.0000
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
General Office Building	26.6663	0.2876	2.6144	2.1961	0.0157		0.1987	0.1987		0.1987	0.1987		3,137.2142	3,137.2142	0.0601	0.0575	3,155.8571
Health Club	3.05802	0.0330	0.2998	0.2518	1.8000e-003		0.0228	0.0228		0.0228	0.0228		359.7673	359.7673	6.9000e-003	6.6000e-003	361.9052
High Turnover (Sit Down Restaurant)	28.2631	0.3048	2.7709	2.3276	0.0166		0.2106	0.2106		0.2106	0.2106		3,325.0669	3,325.0669	0.0637	0.0610	3,344.8261
Hotel	10.336	0.1115	1.0133	0.8512	6.0800e-003		0.0770	0.0770		0.0770	0.0770		1,215.9954	1,215.9954	0.0233	0.0223	1,223.2214
Quality Restaurant	46.4737	0.5012	4.5562	3.8272	0.0273		0.3463	0.3463		0.3463	0.3463		5,467.4885	5,467.4885	0.1048	0.1002	5,499.9791
Regional Shopping Center	0.353866	3.8200e-003	0.0347	0.0291	2.1000e-004		2.6400e-003	2.6400e-003		2.6400e-003	2.6400e-003		41.6313	41.6313	8.0000e-004	7.6000e-004	41.8787
Supermarket	1.68862	0.0182	0.1656	0.1391	9.9000e-004		0.0126	0.0126		0.0126	0.0126		198.6612	198.6612	3.8100e-003	3.6400e-003	199.8418
User Defined Commercial	2.64436	0.0285	0.2593	0.2178	1.5600e-003		0.0197	0.0197		0.0197	0.0197		311.1011	311.1011	5.9600e-003	5.7000e-003	312.9499
User Defined Recreational	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
User Defined Retail	0	0.0000	0.0000	0.0000	0.0000		0.0000	0.0000		0.0000	0.0000		0.0000	0.0000	0.0000	0.0000	0.0000
Total		**1.3863**	**12.5496**	**10.1954**	**0.0756**		**0.9578**	**0.9578**		**0.9578**	**0.9578**		**15,123.4667**	**15,123.4667**	**0.2899**	**0.2773**	**15,213.3379**

6.0 Area Detail

6.1 Mitigation Measures Area

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio-CO2	Total CO2	CH4	N2O	CO2e
Category	lb/day										lb/day					
Mitigated	40.9745	0.6282	25.9720	3.4900e-003		0.1693	0.1693		0.1693	0.1693	0.0000	470.2388	470.2388	0.0544	7.7600e-003	473.9131
Unmitigated	40.9745	0.6282	25.9720	3.4900e-003		0.1693	0.1693		0.1693	0.1693	0.0000	470.2388	470.2388	0.0544	7.7600e-003	473.9131

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	4.3583					0.0000	0.0000		0.0000	0.0000			0.0000			0.0000
Consumer Products	35.7743					0.0000	0.0000		0.0000	0.0000			0.0000			0.0000
Hearth	0.0388	0.3318	0.1412	2.1200e-003		0.0268	0.0268		0.0268	0.0268	0.0000	423.5294	423.5294	8.1200e-003	7.7600e-003	426.0462
Landscaping	0.8031	0.2965	25.8308	1.3800e-003		0.1424	0.1424		0.1424	0.1424		46.7094	46.7094	0.0463		47.8669
Total	**40.9745**	**0.6282**	**25.9720**	**3.5000e-003**		**0.1693**	**0.1693**		**0.1693**	**0.1693**	**0.0000**	**470.2388**	**470.2388**	**0.0544**	**7.7600e-003**	**473.9131**

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	4.3583					0.0000	0.0000		0.0000	0.0000			0.0000			0.0000
Consumer Products	35.7743					0.0000	0.0000		0.0000	0.0000			0.0000			0.0000
Hearth	0.0388	0.3318	0.1412	2.1200e-003		0.0268	0.0268		0.0268	0.0268	0.0000	423.5294	423.5294	8.1200e-003	7.7600e-003	426.0462
Landscaping	0.8031	0.2965	25.8308	1.3800e-003		0.1424	0.1424		0.1424	0.1424		46.7094	46.7094	0.0463		47.8669
Total	**40.9745**	**0.6282**	**25.9720**	**3.5000e-003**		**0.1693**	**0.1693**		**0.1693**	**0.1693**	**0.0000**	**470.2388**	**470.2388**	**0.0544**	**7.7600e-003**	**473.9131**

7.0 Water Detail

7.1 Mitigation Measures Water

8.0 Waste Detail

8.1 Mitigation Measures Waste

Institute Recycling and Composting Services

9.0 Operational Offroad

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

10.0 Stationary Equipment

Fire Pumps and Emergency Generators

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

Boilers

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

User Defined Equipment

Equipment Type	Number

11.0 Vegetation

670 Mesquit Project

South Coast AQMD Air District, Winter

1.0 Project Characteristics

1.1 Land Usage

Land Uses	Size	Metric	Lot Acreage	Floor Surface Area	Population
General Office Building	944.05	1000sqft	1.00	944,055.00	0
User Defined Commercial	93.62	User Defined Unit	0.20	93,617.00	0
Enclosed Parking with Elevator	2,000.00	Space	0.25	800,000.00	0
City Park	3.26	Acre	3.26	141,876.00	0
Health Club	62.15	1000sqft	0.25	62,148.00	0
High Turnover (Sit Down Restaurant)	44.79	1000sqft	0.50	44,788.00	0
Hotel	236.00	Room	0.50	158,647.00	0
Quality Restaurant	73.65	1000sqft	1.00	73,646.00	0
User Defined Recreational	0.00	User Defined Unit	0.00	0.00	0
Apartments High Rise	308.00	Dwelling Unit	0.50	307,907.00	749
Regional Shopping Center	79.24	1000sqft	0.30	79,240.00	0
Supermarket	28.05	1000sqft	0.50	28,054.00	0
User Defined Retail	800.00	User Defined Unit	0.10	0.00	0

1.2 Other Project Characteristics

Urbanization	Urban	**Wind Speed (m/s)**	2.2	**Precipitation Freq (Days)**	31
Climate Zone	12			**Operational Year**	2025

Utility Company Los Angeles Department of Water & Power

CO2 Intensity (lb/MWhr)	626.48	**CH4 Intensity (lb/MWhr)**	0	**N2O Intensity (lb/MWhr)**	0

1.3 User Entered Comments & Non-Default Data

Project Characteristics - updated CO2 intensity factor for expected RPS incremental increase in efficiency for buildout in 2025

Land Use - MCC data 10/26

Construction Phase - MCC

Off-road Equipment - MCC

Off-road Equipment - MCC

Off-road Equipment - MCC

Off-road Equipment - MCC

Off-road Equipment - Crane = 7*10/8

Off-road Equipment - MCC

Off-road Equipment - MCC

Trips and VMT - MCC Truck spreadsheets

Demolition -

Grading - MCC

Vehicle Trips - mcc

Woodstoves - No fireplaces

Energy Use - User Defined Commercial = Gallery/Studio - treated as Recreational Community Center
User Defined Recreational =Deck Activities (Exercise Class, Busking)
Water And Wastewater - All Commercial usage including Cooling Tower and Additional Water Conservation in General Office Building
Landscaping Usage in City Park
Sequestration -

Energy Mitigation - Building energy performance was determined to be 6.8 percent optimized (see the Project's AQ and GHG Technical Report for additional details). Emissions modeling utilized a 6 percent optimization for a conservative evaluation.
Waste Mitigation - study data

Table Name	Column Name	Default Value	New Value
tblEnergyUse	LightingElect	0.00	0.35
tblEnergyUse	LightingElect	0.00	3.70
tblEnergyUse	LightingElect	0.00	0.35
tblEnergyUse	NT24E	0.00	4.62

tblEnergyUse	NT24NG	0.00	0.39
tblEnergyUse	T24E	258.09	252.93
tblEnergyUse	T24E	3.92	3.50
tblEnergyUse	T24E	4.60	4.11
tblEnergyUse	T24E	2.25	2.01
tblEnergyUse	T24E	8.11	7.24
tblEnergyUse	T24E	2.55	2.28
tblEnergyUse	T24E	8.11	7.24
tblEnergyUse	T24E	4.01	3.58
tblEnergyUse	T24E	4.42	3.95
tblEnergyUse	T24E	0.00	4.11
tblEnergyUse	T24NG	4,697.18	4,462.32
tblEnergyUse	T24NG	10.02	9.92
tblEnergyUse	T24NG	13.65	13.51
tblEnergyUse	T24NG	42.98	42.55
tblEnergyUse	T24NG	19.92	19.72
tblEnergyUse	T24NG	42.98	42.55
tblEnergyUse	T24NG	1.15	1.14
tblEnergyUse	T24NG	9.83	9.73
tblEnergyUse	T24NG	0.00	9.92
tblFireplaces	FireplaceDayYear	25.00	180.00
tblFireplaces	FireplaceHourDay	3.00	12.00
tblFireplaces	FireplaceWoodMass	1,019.20	0.00
tblFireplaces	NumberGas	261.80	5.00
tblFireplaces	NumberNoFireplace	30.80	303.00
tblFireplaces	NumberWood	15.40	0.00
tblLandUse	LandUseSquareFeet	944,050.00	944,055.00
tblLandUse	LandUseSquareFeet	0.00	93,617.00
tblLandUse	LandUseSquareFeet	142,005.60	141,876.00
tblLandUse	LandUseSquareFeet	62,150.00	62,148.00

tblLandUse	LandUseSquareFeet	44,790.00	44,788.00
tblLandUse	LandUseSquareFeet	342,672.00	158,647.00
tblLandUse	LandUseSquareFeet	73,650.00	73,646.00
tblLandUse	LandUseSquareFeet	308,000.00	307,907.00
tblLandUse	LandUseSquareFeet	28,050.00	28,054.00
tblLandUse	LotAcreage	21.67	1.00
tblLandUse	LotAcreage	0.00	0.20
tblLandUse	LotAcreage	18.00	0.25
tblLandUse	LotAcreage	1.43	0.25
tblLandUse	LotAcreage	1.03	0.50
tblLandUse	LotAcreage	7.87	0.50
tblLandUse	LotAcreage	1.69	1.00
tblLandUse	LotAcreage	4.97	0.50
tblLandUse	LotAcreage	1.82	0.30
tblLandUse	LotAcreage	0.64	0.50
tblLandUse	LotAcreage	0.00	0.10
tblLandUse	Population	881.00	749.00
tblProjectCharacteristics	CH4IntensityFactor	0.029	0
tblProjectCharacteristics	CO2IntensityFactor	1227.89	626.48
tblProjectCharacteristics	N2OIntensityFactor	0.006	0
tblSequestration	NumberOfNewTrees	0.00	180.00
tblSolidWaste	SolidWasteGenerationRate	141.68	687.45
tblSolidWaste	SolidWasteGenerationRate	0.28	0.00
tblSolidWaste	SolidWasteGenerationRate	877.97	10,152.47
tblSolidWaste	SolidWasteGenerationRate	354.25	0.00
tblSolidWaste	SolidWasteGenerationRate	533.00	0.00
tblSolidWaste	SolidWasteGenerationRate	129.21	0.00
tblSolidWaste	SolidWasteGenerationRate	67.21	0.00
tblSolidWaste	SolidWasteGenerationRate	83.20	0.00
tblSolidWaste	SolidWasteGenerationRate	158.20	0.00

tblWater	IndoorWaterUseRate	20,067,439.89	10,278,400.00
tblWater	IndoorWaterUseRate	167,789,544.79	158,198,665.00
tblWater	IndoorWaterUseRate	3,675,746.40	0.00
tblWater	IndoorWaterUseRate	13,595,274.98	0.00
tblWater	IndoorWaterUseRate	5,986,557.72	11,692,775.00
tblWater	IndoorWaterUseRate	22,355,257.92	0.00
tblWater	IndoorWaterUseRate	5,869,506.60	0.00
tblWater	IndoorWaterUseRate	3,457,673.43	0.00
tblWater	OutdoorWaterUseRate	12,651,212.11	0.00
tblWater	OutdoorWaterUseRate	3,884,229.20	1,566,215.00
tblWater	OutdoorWaterUseRate	0.00	205,130.00
tblWater	OutdoorWaterUseRate	102,838,753.26	0.00
tblWater	OutdoorWaterUseRate	2,252,876.83	0.00
tblWater	OutdoorWaterUseRate	867,783.51	0.00
tblWater	OutdoorWaterUseRate	665,173.08	0.00
tblWater	OutdoorWaterUseRate	1,426,931.36	0.00
tblWater	OutdoorWaterUseRate	3,597,439.53	0.00
tblWater	OutdoorWaterUseRate	106,938.35	0.00
tblWoodstoves	NumberCatalytic	15.40	0.00
tblWoodstoves	NumberNoncatalytic	15.40	0.00
tblWoodstoves	WoodstoveWoodMass	999.60	0.00

2.0 Emissions Summary

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	40.9745	0.6282	25.9720	3.4900e-003		0.1693	0.1693		0.1693	0.1693	0.0000	470.2388	470.2388	0.0544	7.7600e-003	473.9131
Energy	1.3863	12.5496	10.1954	0.0756		0.9578	0.9578		0.9578	0.9578		15,123.4667	15,123.4667	0.2899	0.2773	15,213.3379

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	40.9745	0.6282	25.9720	3.4900e-003		0.1693	0.1693		0.1693	0.1693	0.0000	470.2388	470.2388	0.0544	7.7600e-003	473.9131
Energy	1.3863	12.5496	10.1954	0.0756		0.9578	0.9578		0.9578	0.9578		15,123.4667	15,123.4667	0.2899	0.2773	15,213.3379

5.0 Energy Detail

Historical Energy Use: N

5.1 Mitigation Measures Energy

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio-CO2	Total CO2	CH4	N2O	CO2e
Category	lb/day										lb/day					
NaturalGas Mitigated	1.3863	12.5496	10.1954	0.0756		0.9578	0.9578		0.9578	0.9578		15,123.4667	15,123.4667	0.2899	0.2773	15,213.3379
NaturalGas Unmitigated	1.3863	12.5496	10.1954	0.0756		0.9578	0.9578		0.9578	0.9578		15,123.4667	15,123.4667	0.2899	0.2773	15,213.3379

5.2 Energy by Land Use - NaturalGas

Unmitigated

	NaturalGas Use	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Land Use	kBTU/yr	lb/day										lb/day					
Apartments High Rise	9065.6	0.0978	0.8355	0.3555	5.3300e-003		0.0676	0.0676		0.0676	0.0676		1,066.5407	1,066.5407	0.0204	0.0196	1,072.8786
City Park	0	0.0000	0.0000	0.0000	0.0000		0.0000	0.0000		0.0000	0.0000		0.0000	0.0000	0.0000	0.0000	0.0000
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
General Office Building	26666.3	0.2876	2.6144	2.1961	0.0157		0.1987	0.1987		0.1987	0.1987		3,137.2142	3,137.2142	0.0601	0.0575	3,155.8571
Health Club	3058.02	0.0330	0.2998	0.2518	1.8000e-003		0.0228	0.0228		0.0228	0.0228		359.7673	359.7673	6.9000e-003	6.6000e-003	361.9052
High Turnover (Sit Down Restaurant)	28263.1	0.3048	2.7709	2.3276	0.0166		0.2106	0.2106		0.2106	0.2106		3,325.0669	3,325.0669	0.0637	0.0610	3,344.8261
Hotel	10336	0.1115	1.0133	0.8512	6.0800e-003		0.0770	0.0770		0.0770	0.0770		1,215.9954	1,215.9954	0.0233	0.0223	1,223.2214
Quality Restaurant	46473.7	0.5012	4.5562	3.8272	0.0273		0.3463	0.3463		0.3463	0.3463		5,467.4885	5,467.4885	0.1048	0.1002	5,499.9791
Regional Shopping Center	353.866	3.8200e-003	0.0347	0.0291	2.1000e-004		2.6400e-003	2.6400e-003		2.6400e-003	2.6400e-003		41.6313	41.6313	8.0000e-004	7.6000e-004	41.8787
Supermarket	1688.62	0.0182	0.1656	0.1391	9.9000e-004		0.0126	0.0126		0.0126	0.0126		198.6612	198.6612	3.8100e-003	3.6400e-003	199.8418
User Defined Commercial	2644.36	0.0285	0.2593	0.2178	1.5600e-003		0.0197	0.0197		0.0197	0.0197		311.1011	311.1011	5.9600e-003	5.7000e-003	312.9499
User Defined Recreational	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
User Defined Retail	0	0.0000	0.0000	0.0000	0.0000		0.0000	0.0000		0.0000	0.0000		0.0000	0.0000	0.0000	0.0000	0.0000
Total		**1.3863**	**12.5496**	**10.1954**	**0.0756**		**0.9578**	**0.9578**		**0.9578**	**0.9578**		**15,123.4667**	**15,123.4667**	**0.2899**	**0.2773**	**15,213.3379**

Mitigated

	NaturalGas Use	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Land Use	kBTU/yr	lb/day										lb/day					
Apartments High Rise	9.0656	0.0978	0.8355	0.3555	5.3300e-003		0.0676	0.0676		0.0676	0.0676		1,066.5407	1,066.5407	0.0204	0.0196	1,072.8786
City Park	0	0.0000	0.0000	0.0000	0.0000		0.0000	0.0000		0.0000	0.0000		0.0000	0.0000	0.0000	0.0000	0.0000
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
General Office Building	26.6663	0.2876	2.6144	2.1961	0.0157		0.1987	0.1987		0.1987	0.1987		3,137.2142	3,137.2142	0.0601	0.0575	3,155.8571
Health Club	3.05802	0.0330	0.2998	0.2518	1.8000e-003		0.0228	0.0228		0.0228	0.0228		359.7673	359.7673	6.9000e-003	6.6000e-003	361.9052
High Turnover (Sit Down Restaurant)	28.2631	0.3048	2.7709	2.3276	0.0166		0.2106	0.2106		0.2106	0.2106		3,325.0669	3,325.0669	0.0637	0.0610	3,344.8261
Hotel	10.336	0.1115	1.0133	0.8512	6.0800e-003		0.0770	0.0770		0.0770	0.0770		1,215.9954	1,215.9954	0.0233	0.0223	1,223.2214
Quality Restaurant	46.4737	0.5012	4.5562	3.8272	0.0273		0.3463	0.3463		0.3463	0.3463		5,467.4885	5,467.4885	0.1048	0.1002	5,499.9791
Regional Shopping Center	0.353866	3.8200e-003	0.0347	0.0291	2.1000e-004		2.6400e-003	2.6400e-003		2.6400e-003	2.6400e-003		41.6313	41.6313	8.0000e-004	7.6000e-004	41.8787
Supermarket	1.68862	0.0182	0.1656	0.1391	9.9000e-004		0.0126	0.0126		0.0126	0.0126		198.6612	198.6612	3.8100e-003	3.6400e-003	199.8418
User Defined Commercial	2.64436	0.0285	0.2593	0.2178	1.5600e-003		0.0197	0.0197		0.0197	0.0197		311.1011	311.1011	5.9600e-003	5.7000e-003	312.9499
User Defined Recreational	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
User Defined Retail	0	0.0000	0.0000	0.0000	0.0000		0.0000	0.0000		0.0000	0.0000		0.0000	0.0000	0.0000	0.0000	0.0000
Total		**1.3863**	**12.5496**	**10.1954**	**0.0756**		**0.9578**	**0.9578**		**0.9578**	**0.9578**		**15,123.4667**	**15,123.4667**	**0.2899**	**0.2773**	**15,213.3379**

6.0 Area Detail

6.1 Mitigation Measures Area

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio-CO2	Total CO2	CH4	N2O	CO2e
Category	lb/day										lb/day					
Mitigated	40.9745	0.6282	25.9720	3.4900e-003		0.1693	0.1693		0.1693	0.1693	0.0000	470.2388	470.2388	0.0544	7.7600e-003	473.9131
Unmitigated	40.9745	0.6282	25.9720	3.4900e-003		0.1693	0.1693		0.1693	0.1693	0.0000	470.2388	470.2388	0.0544	7.7600e-003	473.9131

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	4.3583					0.0000	0.0000		0.0000	0.0000			0.0000			0.0000
Consumer Products	35.7743					0.0000	0.0000		0.0000	0.0000			0.0000			0.0000
Hearth	0.0388	0.3318	0.1412	2.1200e-003		0.0268	0.0268		0.0268	0.0268	0.0000	423.5294	423.5294	8.1200e-003	7.7600e-003	426.0462
Landscaping	0.8031	0.2965	25.8308	1.3800e-003		0.1424	0.1424		0.1424	0.1424		46.7094	46.7094	0.0463		47.8669
Total	**40.9745**	**0.6282**	**25.9720**	**3.5000e-003**		**0.1693**	**0.1693**		**0.1693**	**0.1693**	**0.0000**	**470.2388**	**470.2388**	**0.0544**	**7.7600e-003**	**473.9131**

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	4.3583					0.0000	0.0000		0.0000	0.0000			0.0000			0.0000
Consumer Products	35.7743					0.0000	0.0000		0.0000	0.0000			0.0000			0.0000
Hearth	0.0388	0.3318	0.1412	2.1200e-003		0.0268	0.0268		0.0268	0.0268	0.0000	423.5294	423.5294	8.1200e-003	7.7600e-003	426.0462
Landscaping	0.8031	0.2965	25.8308	1.3800e-003		0.1424	0.1424		0.1424	0.1424		46.7094	46.7094	0.0463		47.8669
Total	**40.9745**	**0.6282**	**25.9720**	**3.5000e-003**		**0.1693**	**0.1693**		**0.1693**	**0.1693**	**0.0000**	**470.2388**	**470.2388**	**0.0544**	**7.7600e-003**	**473.9131**

7.0 Water Detail

7.1 Mitigation Measures Water

8.0 Waste Detail

8.1 Mitigation Measures Waste

Institute Recycling and Composting Services

9.0 Operational Offroad

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

10.0 Stationary Equipment

Fire Pumps and Emergency Generators

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

Boilers

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

User Defined Equipment

Equipment Type	Number

11.0 Vegetation

670 Mesquit 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
General Office Building	944.05	1000sqft	1.00	944,055.00	0
User Defined Commercial	93.62	User Defined Unit	0.20	93,617.00	0
Enclosed Parking with Elevator	2,000.00	Space	0.25	800,000.00	0
City Park	3.26	Acre	3.26	141,876.00	0
Health Club	62.15	1000sqft	0.25	62,148.00	0
High Turnover (Sit Down Restaurant)	44.79	1000sqft	0.50	44,788.00	0
Hotel	236.00	Room	0.50	158,647.00	0
Quality Restaurant	73.65	1000sqft	1.00	73,646.00	0
User Defined Recreational	3.03	User Defined Unit	0.10	132,000.00	0
Apartments High Rise	308.00	Dwelling Unit	0.50	307,907.00	749
Regional Shopping Center	79.24	1000sqft	0.30	79,240.00	0
Supermarket	28.05	1000sqft	0.50	28,054.00	0
User Defined Retail	800.00	User Defined Unit	0.10	0.00	0

1.2 Other Project Characteristics

Urbanization	Urban	**Wind Speed (m/s)**	2.2	**Precipitation Freq (Days)**	31
Climate Zone	12			**Operational Year**	2025

Utility Company Los Angeles Department of Water & Power

CO2 Intensity (lb/MWhr)	626.48	**CH4 Intensity (lb/MWhr)**	0	**N2O Intensity (lb/MWhr)**	0

1.3 User Entered Comments & Non-Default Data

Project Characteristics - updated CO2 intensity factor to match expected RPS incremental targets in buildout year of 2025

Land Use - MCC data 10/26
User Defined Recreation = Deck = 3.03 acres, 132,000 square feet

Construction Phase - MCC

Off-road Equipment - MCC

Off-road Equipment - MCC

Off-road Equipment - MCC

Off-road Equipment - MCC

Off-road Equipment - Crane = 7*10/8

Off-road Equipment - MCC

Off-road Equipment - MCC

Trips and VMT - MCC Truck spreadsheets

Demolition -

Grading - MCC

Vehicle Trips - mcc

Woodstoves - No fireplaces

Energy Use - User Defined Commercial = Gallery/Studio - treated as Recreational Community Center
User Defined Recreational =Deck Activities (Exercise Class, Busking)

Water And Wastewater - All Commercial usage including Cooling Tower and Additional Water Conservation in General Office Building
Landscaping Usage in City Park

Sequestration -

Energy Mitigation -

Water Mitigation -

Waste Mitigation - study data

Table Name	Column Name	Default Value	New Value
tblEnergyUse	LightingElect	0.00	0.35
tblEnergyUse	LightingElect	0.00	3.70
tblEnergyUse	LightingElect	0.00	0.35

tblEnergyUse	LightingElect	0.00	0.35
tblEnergyUse	NT24E	0.00	4.62
tblEnergyUse	NT24NG	0.00	0.39
tblEnergyUse	T24E	258.09	252.93
tblEnergyUse	T24E	3.92	3.50
tblEnergyUse	T24E	4.60	4.11
tblEnergyUse	T24E	2.25	2.01
tblEnergyUse	T24E	8.11	7.24
tblEnergyUse	T24E	2.55	2.28
tblEnergyUse	T24E	8.11	7.24
tblEnergyUse	T24E	4.01	3.58
tblEnergyUse	T24E	4.42	3.95
tblEnergyUse	T24E	0.00	4.11
tblEnergyUse	T24NG	4,697.18	4,462.32
tblEnergyUse	T24NG	10.02	9.92
tblEnergyUse	T24NG	13.65	13.51
tblEnergyUse	T24NG	42.98	42.55
tblEnergyUse	T24NG	19.92	19.72
tblEnergyUse	T24NG	42.98	42.55
tblEnergyUse	T24NG	1.15	1.14
tblEnergyUse	T24NG	9.83	9.73
tblEnergyUse	T24NG	0.00	9.92
tblFireplaces	FireplaceDayYear	25.00	180.00
tblFireplaces	FireplaceHourDay	3.00	12.00
tblFireplaces	FireplaceWoodMass	1,019.20	0.00
tblFireplaces	NumberGas	261.80	5.00
tblFireplaces	NumberNoFireplace	30.80	303.00
tblFireplaces	NumberWood	15.40	0.00
tblLandUse	LandUseSquareFeet	944,050.00	944,055.00
tblLandUse	LandUseSquareFeet	0.00	93,617.00

tblLandUse	LandUseSquareFeet	142,005.60	141,876.00
tblLandUse	LandUseSquareFeet	62,150.00	62,148.00
tblLandUse	LandUseSquareFeet	44,790.00	44,788.00
tblLandUse	LandUseSquareFeet	342,672.00	158,647.00
tblLandUse	LandUseSquareFeet	73,650.00	73,646.00
tblLandUse	LandUseSquareFeet	0.00	132,000.00
tblLandUse	LandUseSquareFeet	308,000.00	307,907.00
tblLandUse	LandUseSquareFeet	28,050.00	28,054.00
tblLandUse	LotAcreage	21.67	1.00
tblLandUse	LotAcreage	0.00	0.20
tblLandUse	LotAcreage	18.00	0.25
tblLandUse	LotAcreage	1.43	0.25
tblLandUse	LotAcreage	1.03	0.50
tblLandUse	LotAcreage	7.87	0.50
tblLandUse	LotAcreage	1.69	1.00
tblLandUse	LotAcreage	0.00	0.10
tblLandUse	LotAcreage	4.97	0.50
tblLandUse	LotAcreage	1.82	0.30
tblLandUse	LotAcreage	0.64	0.50
tblLandUse	LotAcreage	0.00	0.10
tblLandUse	Population	881.00	749.00
tblProjectCharacteristics	CH4IntensityFactor	0.029	0
tblProjectCharacteristics	CO2IntensityFactor	1227.89	626.48
tblProjectCharacteristics	N2OIntensityFactor	0.006	0
tblSequestration	NumberOfNewTrees	0.00	180.00
tblSolidWaste	SolidWasteGenerationRate	141.68	687.45
tblSolidWaste	SolidWasteGenerationRate	0.28	0.00
tblSolidWaste	SolidWasteGenerationRate	877.97	10,152.47
tblSolidWaste	SolidWasteGenerationRate	354.25	0.00
tblSolidWaste	SolidWasteGenerationRate	533.00	0.00

tblSolidWaste	SolidWasteGenerationRate	129.21	0.00
tblSolidWaste	SolidWasteGenerationRate	67.21	0.00
tblSolidWaste	SolidWasteGenerationRate	83.20	0.00
tblSolidWaste	SolidWasteGenerationRate	158.20	0.00
tblWater	IndoorWaterUseRate	20,067,439.89	10,278,400.00
tblWater	IndoorWaterUseRate	167,789,544.79	158,198,665.00
tblWater	IndoorWaterUseRate	3,675,746.40	0.00
tblWater	IndoorWaterUseRate	13,595,274.98	0.00
tblWater	IndoorWaterUseRate	5,986,557.72	11,692,775.00
tblWater	IndoorWaterUseRate	22,355,257.92	0.00
tblWater	IndoorWaterUseRate	5,869,506.60	0.00
tblWater	IndoorWaterUseRate	3,457,673.43	0.00
tblWater	OutdoorWaterUseRate	12,651,212.11	0.00
tblWater	OutdoorWaterUseRate	3,884,229.20	1,566,215.00
tblWater	OutdoorWaterUseRate	0.00	205,130.00
tblWater	OutdoorWaterUseRate	102,838,753.26	0.00
tblWater	OutdoorWaterUseRate	2,252,876.83	0.00
tblWater	OutdoorWaterUseRate	867,783.51	0.00
tblWater	OutdoorWaterUseRate	665,173.08	0.00
tblWater	OutdoorWaterUseRate	1,426,931.36	0.00
tblWater	OutdoorWaterUseRate	3,597,439.53	0.00
tblWater	OutdoorWaterUseRate	106,938.35	0.00
tblWoodstoves	NumberCatalytic	15.40	0.00
tblWoodstoves	NumberNoncatalytic	15.40	0.00
tblWoodstoves	WoodstoveWoodMass	999.60	0.00

2.0 Emissions Summary

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	43.9234	0.6282	25.9723	3.4900e-003		0.1693	0.1693		0.1693	0.1693	0.0000	470.2394	470.2394	0.0544	7.7600e-003	473.9138
Energy	1.3863	12.5496	10.1954	0.0756		0.9578	0.9578		0.9578	0.9578		15,123.4667	15,123.4667	0.2899	0.2773	15,213.3379

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	43.9234	0.6282	25.9723	3.4900e-003		0.1693	0.1693		0.1693	0.1693	0.0000	470.2394	470.2394	0.0544	7.7600e-003	473.9138
Energy	1.3863	12.5496	10.1954	0.0756		0.9578	0.9578		0.9578	0.9578		15,123.4667	15,123.4667	0.2899	0.2773	15,213.3379

5.0 Energy Detail

Historical Energy Use: N

5.1 Mitigation Measures Energy

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio-CO2	Total CO2	CH4	N2O	CO2e
Category	lb/day										lb/day					
NaturalGas Mitigated	1.3863	12.5496	10.1954	0.0756		0.9578	0.9578		0.9578	0.9578		15,123.4667	15,123.4667	0.2899	0.2773	15,213.3379
NaturalGas Unmitigated	1.3863	12.5496	10.1954	0.0756		0.9578	0.9578		0.9578	0.9578		15,123.4667	15,123.4667	0.2899	0.2773	15,213.3379

5.2 Energy by Land Use - NaturalGas

Unmitigated

	NaturalGas Use	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Land Use	kBTU/yr	lb/day										lb/day					
Apartments High Rise	9065.6	0.0978	0.8355	0.3555	5.3300e-003		0.0676	0.0676		0.0676	0.0676		1,066.5407	1,066.5407	0.0204	0.0196	1,072.8786
City Park	0	0.0000	0.0000	0.0000	0.0000		0.0000	0.0000		0.0000	0.0000		0.0000	0.0000	0.0000	0.0000	0.0000
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
General Office Building	26666.3	0.2876	2.6144	2.1961	0.0157		0.1987	0.1987		0.1987	0.1987		3,137.2142	3,137.2142	0.0601	0.0575	3,155.8571
Health Club	3058.02	0.0330	0.2998	0.2518	1.8000e-003		0.0228	0.0228		0.0228	0.0228		359.7673	359.7673	6.9000e-003	6.6000e-003	361.9052
High Turnover (Sit Down Restaurant)	28263.1	0.3048	2.7709	2.3276	0.0166		0.2106	0.2106		0.2106	0.2106		3,325.0669	3,325.0669	0.0637	0.0610	3,344.8261
Hotel	10336	0.1115	1.0133	0.8512	6.0800e-003		0.0770	0.0770		0.0770	0.0770		1,215.9954	1,215.9954	0.0233	0.0223	1,223.2214
Quality Restaurant	46473.7	0.5012	4.5562	3.8272	0.0273		0.3463	0.3463		0.3463	0.3463		5,467.4885	5,467.4885	0.1048	0.1002	5,499.9791
Regional Shopping Center	353.866	3.8200e-003	0.0347	0.0291	2.1000e-004		2.6400e-003	2.6400e-003		2.6400e-003	2.6400e-003		41.6313	41.6313	8.0000e-004	7.6000e-004	41.8787
Supermarket	1688.62	0.0182	0.1656	0.1391	9.9000e-004		0.0126	0.0126		0.0126	0.0126		198.6612	198.6612	3.8100e-003	3.6400e-003	199.8418
User Defined Commercial	2644.36	0.0285	0.2593	0.2178	1.5600e-003		0.0197	0.0197		0.0197	0.0197		311.1011	311.1011	5.9600e-003	5.7000e-003	312.9499
User Defined Recreational	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
User Defined Retail	0	0.0000	0.0000	0.0000	0.0000		0.0000	0.0000		0.0000	0.0000		0.0000	0.0000	0.0000	0.0000	0.0000
Total		**1.3863**	**12.5496**	**10.1954**	**0.0756**		**0.9578**	**0.9578**		**0.9578**	**0.9578**		**15,123.4667**	**15,123.4667**	**0.2899**	**0.2773**	**15,213.3379**

Mitigated

	NaturalGas Use	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Land Use	kBTU/yr	lb/day										lb/day					
Apartments High Rise	9.0656	0.0978	0.8355	0.3555	5.3300e-003		0.0676	0.0676		0.0676	0.0676		1,066.5407	1,066.5407	0.0204	0.0196	1,072.8786
City Park	0	0.0000	0.0000	0.0000	0.0000		0.0000	0.0000		0.0000	0.0000		0.0000	0.0000	0.0000	0.0000	0.0000
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
General Office Building	26.6663	0.2876	2.6144	2.1961	0.0157		0.1987	0.1987		0.1987	0.1987		3,137.2142	3,137.2142	0.0601	0.0575	3,155.8571
Health Club	3.05802	0.0330	0.2998	0.2518	1.8000e-003		0.0228	0.0228		0.0228	0.0228		359.7673	359.7673	6.9000e-003	6.6000e-003	361.9052
High Turnover (Sit Down Restaurant)	28.2631	0.3048	2.7709	2.3276	0.0166		0.2106	0.2106		0.2106	0.2106		3,325.0669	3,325.0669	0.0637	0.0610	3,344.8261
Hotel	10.336	0.1115	1.0133	0.8512	6.0800e-003		0.0770	0.0770		0.0770	0.0770		1,215.9954	1,215.9954	0.0233	0.0223	1,223.2214
Quality Restaurant	46.4737	0.5012	4.5562	3.8272	0.0273		0.3463	0.3463		0.3463	0.3463		5,467.4885	5,467.4885	0.1048	0.1002	5,499.9791
Regional Shopping Center	0.353866	3.8200e-003	0.0347	0.0291	2.1000e-004		2.6400e-003	2.6400e-003		2.6400e-003	2.6400e-003		41.6313	41.6313	8.0000e-004	7.6000e-004	41.8787
Supermarket	1.68862	0.0182	0.1656	0.1391	9.9000e-004		0.0126	0.0126		0.0126	0.0126		198.6612	198.6612	3.8100e-003	3.6400e-003	199.8418
User Defined Commercial	2.64436	0.0285	0.2593	0.2178	1.5600e-003		0.0197	0.0197		0.0197	0.0197		311.1011	311.1011	5.9600e-003	5.7000e-003	312.9499
User Defined Recreational	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
User Defined Retail	0	0.0000	0.0000	0.0000	0.0000		0.0000	0.0000		0.0000	0.0000		0.0000	0.0000	0.0000	0.0000	0.0000
Total		**1.3863**	**12.5496**	**10.1954**	**0.0756**		**0.9578**	**0.9578**		**0.9578**	**0.9578**		**15,123.4667**	**15,123.4667**	**0.2899**	**0.2773**	**15,213.3379**

6.0 Area Detail

6.1 Mitigation Measures Area

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio-CO2	Total CO2	CH4	N2O	CO2e
Category	lb/day										lb/day					
Mitigated	43.9234	0.6282	25.9723	3.4900e-003		0.1693	0.1693		0.1693	0.1693	0.0000	470.2394	470.2394	0.0544	7.7600e-003	473.9138
Unmitigated	43.9234	0.6282	25.9723	3.4900e-003		0.1693	0.1693		0.1693	0.1693	0.0000	470.2394	470.2394	0.0544	7.7600e-003	473.9138

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	4.6935					0.0000	0.0000		0.0000	0.0000			0.0000			0.0000
Consumer Products	38.3879					0.0000	0.0000		0.0000	0.0000			0.0000			0.0000
Hearth	0.0388	0.3318	0.1412	2.1200e-003		0.0268	0.0268		0.0268	0.0268	0.0000	423.5294	423.5294	8.1200e-003	7.7600e-003	426.0462
Landscaping	0.8032	0.2965	25.8311	1.3800e-003		0.1424	0.1424		0.1424	0.1424		46.7100	46.7100	0.0463		47.8676
Total	**43.9234**	**0.6282**	**25.9723**	**3.5000e-003**		**0.1693**	**0.1693**		**0.1693**	**0.1693**	**0.0000**	**470.2394**	**470.2394**	**0.0544**	**7.7600e-003**	**473.9138**

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	4.6935					0.0000	0.0000		0.0000	0.0000			0.0000			0.0000
Consumer Products	38.3879					0.0000	0.0000		0.0000	0.0000			0.0000			0.0000
Hearth	0.0388	0.3318	0.1412	2.1200e-003		0.0268	0.0268		0.0268	0.0268	0.0000	423.5294	423.5294	8.1200e-003	7.7600e-003	426.0462
Landscaping	0.8032	0.2965	25.8311	1.3800e-003		0.1424	0.1424		0.1424	0.1424		46.7100	46.7100	0.0463		47.8676
Total	**43.9234**	**0.6282**	**25.9723**	**3.5000e-003**		**0.1693**	**0.1693**		**0.1693**	**0.1693**	**0.0000**	**470.2394**	**470.2394**	**0.0544**	**7.7600e-003**	**473.9138**

7.0 Water Detail

7.1 Mitigation Measures Water

8.0 Waste Detail

8.1 Mitigation Measures Waste

Institute Recycling and Composting Services

9.0 Operational Offroad

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

10.0 Stationary Equipment

Fire Pumps and Emergency Generators

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

Boilers

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

User Defined Equipment

Equipment Type	Number

11.0 Vegetation

670 Mesquit Project

South Coast AQMD Air District, Winter

1.0 Project Characteristics

1.1 Land Usage

Land Uses	Size	Metric	Lot Acreage	Floor Surface Area	Population
General Office Building	944.05	1000sqft	1.00	944,055.00	0
User Defined Commercial	93.62	User Defined Unit	0.20	93,617.00	0
Enclosed Parking with Elevator	2,000.00	Space	0.25	800,000.00	0
City Park	3.26	Acre	3.26	141,876.00	0
Health Club	62.15	1000sqft	0.25	62,148.00	0
High Turnover (Sit Down Restaurant)	44.79	1000sqft	0.50	44,788.00	0
Hotel	236.00	Room	0.50	158,647.00	0
Quality Restaurant	73.65	1000sqft	1.00	73,646.00	0
User Defined Recreational	3.03	User Defined Unit	0.10	132,000.00	0
Apartments High Rise	308.00	Dwelling Unit	0.50	307,907.00	749
Regional Shopping Center	79.24	1000sqft	0.30	79,240.00	0
Supermarket	28.05	1000sqft	0.50	28,054.00	0
User Defined Retail	800.00	User Defined Unit	0.10	0.00	0

1.2 Other Project Characteristics

Urbanization	Urban	**Wind Speed (m/s)**	2.2	**Precipitation Freq (Days)**	31
Climate Zone	12			**Operational Year**	2025

Utility Company Los Angeles Department of Water & Power

CO2 Intensity (lb/MWhr)	626.48	**CH4 Intensity (lb/MWhr)**	0	**N2O Intensity (lb/MWhr)**	0

1.3 User Entered Comments & Non-Default Data

Project Characteristics - updated CO2 intensity factor to match expected RPS incremental targets in buildout year of 2025

Land Use - MCC data 10/26
User Defined Recreation = Deck = 2.93 acres, 132,000 square feet

Construction Phase - MCC

Off-road Equipment - MCC

Off-road Equipment - MCC

Off-road Equipment - MCC

Off-road Equipment - MCC

Off-road Equipment - Crane = 7*10/8

Off-road Equipment - MCC

Off-road Equipment - MCC

Trips and VMT - MCC Truck spreadsheets

Demolition -

Grading - MCC

Vehicle Trips - mcc

Woodstoves - No fireplaces

Energy Use - User Defined Commercial = Gallery/Studio - treated as Recreational Community Center
User Defined Recreational =Deck Activities (Exercise Class, Busking)
Water And Wastewater - All Commercial usage including Cooling Tower and Additional Water Conservation in General Office Building
Landscaping Usage in City Park

Sequestration -

Energy Mitigation -

Water Mitigation -

Waste Mitigation - study data

Table Name	Column Name	Default Value	New Value
tblEnergyUse	LightingElect	0.00	0.35
tblEnergyUse	LightingElect	0.00	3.70
tblEnergyUse	LightingElect	0.00	0.35

tblEnergyUse	LightingElect	0.00	0.35
tblEnergyUse	NT24E	0.00	4.62
tblEnergyUse	NT24NG	0.00	0.39
tblEnergyUse	T24E	258.09	252.93
tblEnergyUse	T24E	3.92	3.50
tblEnergyUse	T24E	4.60	4.11
tblEnergyUse	T24E	2.25	2.01
tblEnergyUse	T24E	8.11	7.24
tblEnergyUse	T24E	2.55	2.28
tblEnergyUse	T24E	8.11	7.24
tblEnergyUse	T24E	4.01	3.58
tblEnergyUse	T24E	4.42	3.95
tblEnergyUse	T24E	0.00	4.11
tblEnergyUse	T24NG	4,697.18	4,462.32
tblEnergyUse	T24NG	10.02	9.92
tblEnergyUse	T24NG	13.65	13.51
tblEnergyUse	T24NG	42.98	42.55
tblEnergyUse	T24NG	19.92	19.72
tblEnergyUse	T24NG	42.98	42.55
tblEnergyUse	T24NG	1.15	1.14
tblEnergyUse	T24NG	9.83	9.73
tblEnergyUse	T24NG	0.00	9.92
tblFireplaces	FireplaceDayYear	25.00	180.00
tblFireplaces	FireplaceHourDay	3.00	12.00
tblFireplaces	FireplaceWoodMass	1,019.20	0.00
tblFireplaces	NumberGas	261.80	5.00
tblFireplaces	NumberNoFireplace	30.80	303.00
tblFireplaces	NumberWood	15.40	0.00
tblLandUse	LandUseSquareFeet	944,050.00	944,055.00
tblLandUse	LandUseSquareFeet	0.00	93,617.00

tblLandUse	LandUseSquareFeet	142,005.60	141,876.00
tblLandUse	LandUseSquareFeet	62,150.00	62,148.00
tblLandUse	LandUseSquareFeet	44,790.00	44,788.00
tblLandUse	LandUseSquareFeet	342,672.00	158,647.00
tblLandUse	LandUseSquareFeet	73,650.00	73,646.00
tblLandUse	LandUseSquareFeet	0.00	132,000.00
tblLandUse	LandUseSquareFeet	308,000.00	307,907.00
tblLandUse	LandUseSquareFeet	28,050.00	28,054.00
tblLandUse	LotAcreage	21.67	1.00
tblLandUse	LotAcreage	0.00	0.20
tblLandUse	LotAcreage	18.00	0.25
tblLandUse	LotAcreage	1.43	0.25
tblLandUse	LotAcreage	1.03	0.50
tblLandUse	LotAcreage	7.87	0.50
tblLandUse	LotAcreage	1.69	1.00
tblLandUse	LotAcreage	0.00	0.10
tblLandUse	LotAcreage	4.97	0.50
tblLandUse	LotAcreage	1.82	0.30
tblLandUse	LotAcreage	0.64	0.50
tblLandUse	LotAcreage	0.00	0.10
tblLandUse	Population	881.00	749.00
tblProjectCharacteristics	CH4IntensityFactor	0.029	0
tblProjectCharacteristics	CO2IntensityFactor	1227.89	626.48
tblProjectCharacteristics	N2OIntensityFactor	0.006	0
tblSequestration	NumberOfNewTrees	0.00	180.00
tblSolidWaste	SolidWasteGenerationRate	141.68	687.45
tblSolidWaste	SolidWasteGenerationRate	0.28	0.00
tblSolidWaste	SolidWasteGenerationRate	877.97	10,152.47
tblSolidWaste	SolidWasteGenerationRate	354.25	0.00
tblSolidWaste	SolidWasteGenerationRate	533.00	0.00

tblSolidWaste	SolidWasteGenerationRate	129.21	0.00
tblSolidWaste	SolidWasteGenerationRate	67.21	0.00
tblSolidWaste	SolidWasteGenerationRate	83.20	0.00
tblSolidWaste	SolidWasteGenerationRate	158.20	0.00
tblWater	IndoorWaterUseRate	20,067,439.89	10,278,400.00
tblWater	IndoorWaterUseRate	167,789,544.79	158,198,665.00
tblWater	IndoorWaterUseRate	3,675,746.40	0.00
tblWater	IndoorWaterUseRate	13,595,274.98	0.00
tblWater	IndoorWaterUseRate	5,986,557.72	11,692,775.00
tblWater	IndoorWaterUseRate	22,355,257.92	0.00
tblWater	IndoorWaterUseRate	5,869,506.60	0.00
tblWater	IndoorWaterUseRate	3,457,673.43	0.00
tblWater	OutdoorWaterUseRate	12,651,212.11	0.00
tblWater	OutdoorWaterUseRate	3,884,229.20	1,566,215.00
tblWater	OutdoorWaterUseRate	0.00	205,130.00
tblWater	OutdoorWaterUseRate	102,838,753.26	0.00
tblWater	OutdoorWaterUseRate	2,252,876.83	0.00
tblWater	OutdoorWaterUseRate	867,783.51	0.00
tblWater	OutdoorWaterUseRate	665,173.08	0.00
tblWater	OutdoorWaterUseRate	1,426,931.36	0.00
tblWater	OutdoorWaterUseRate	3,597,439.53	0.00
tblWater	OutdoorWaterUseRate	106,938.35	0.00
tblWoodstoves	NumberCatalytic	15.40	0.00
tblWoodstoves	NumberNoncatalytic	15.40	0.00
tblWoodstoves	WoodstoveWoodMass	999.60	0.00

2.0 Emissions Summary

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	43.9234	0.6282	25.9723	3.4900e-003		0.1693	0.1693		0.1693	0.1693	0.0000	470.2394	470.2394	0.0544	7.7600e-003	473.9138
Energy	1.3863	12.5496	10.1954	0.0756		0.9578	0.9578		0.9578	0.9578		15,123.4667	15,123.4667	0.2899	0.2773	15,213.3379

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	43.9234	0.6282	25.9723	3.4900e-003		0.1693	0.1693		0.1693	0.1693	0.0000	470.2394	470.2394	0.0544	7.7600e-003	473.9138
Energy	1.3863	12.5496	10.1954	0.0756		0.9578	0.9578		0.9578	0.9578		15,123.4667	15,123.4667	0.2899	0.2773	15,213.3379

5.0 Energy Detail

Historical Energy Use: N

5.1 Mitigation Measures Energy

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio-CO2	Total CO2	CH4	N2O	CO2e
Category	lb/day										lb/day					
NaturalGas Mitigated	1.3863	12.5496	10.1954	0.0756		0.9578	0.9578		0.9578	0.9578		15,123.4667	15,123.4667	0.2899	0.2773	15,213.3379
NaturalGas Unmitigated	1.3863	12.5496	10.1954	0.0756		0.9578	0.9578		0.9578	0.9578		15,123.4667	15,123.4667	0.2899	0.2773	15,213.3379

5.2 Energy by Land Use - NaturalGas

Unmitigated

	NaturalGas Use	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Land Use	kBTU/yr	lb/day										lb/day					
Apartments High Rise	9065.6	0.0978	0.8355	0.3555	5.3300e-003		0.0676	0.0676		0.0676	0.0676		1,066.5407	1,066.5407	0.0204	0.0196	1,072.8786
City Park	0	0.0000	0.0000	0.0000	0.0000		0.0000	0.0000		0.0000	0.0000		0.0000	0.0000	0.0000	0.0000	0.0000
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
General Office Building	26666.3	0.2876	2.6144	2.1961	0.0157		0.1987	0.1987		0.1987	0.1987		3,137.2142	3,137.2142	0.0601	0.0575	3,155.8571
Health Club	3058.02	0.0330	0.2998	0.2518	1.8000e-003		0.0228	0.0228		0.0228	0.0228		359.7673	359.7673	6.9000e-003	6.6000e-003	361.9052
High Turnover (Sit Down Restaurant)	28263.1	0.3048	2.7709	2.3276	0.0166		0.2106	0.2106		0.2106	0.2106		3,325.0669	3,325.0669	0.0637	0.0610	3,344.8261
Hotel	10336	0.1115	1.0133	0.8512	6.0800e-003		0.0770	0.0770		0.0770	0.0770		1,215.9954	1,215.9954	0.0233	0.0223	1,223.2214
Quality Restaurant	46473.7	0.5012	4.5562	3.8272	0.0273		0.3463	0.3463		0.3463	0.3463		5,467.4885	5,467.4885	0.1048	0.1002	5,499.9791
Regional Shopping Center	353.866	3.8200e-003	0.0347	0.0291	2.1000e-004		2.6400e-003	2.6400e-003		2.6400e-003	2.6400e-003		41.6313	41.6313	8.0000e-004	7.6000e-004	41.8787
Supermarket	1688.62	0.0182	0.1656	0.1391	9.9000e-004		0.0126	0.0126		0.0126	0.0126		198.6612	198.6612	3.8100e-003	3.6400e-003	199.8418
User Defined Commercial	2644.36	0.0285	0.2593	0.2178	1.5600e-003		0.0197	0.0197		0.0197	0.0197		311.1011	311.1011	5.9600e-003	5.7000e-003	312.9499
User Defined Recreational	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
User Defined Retail	0	0.0000	0.0000	0.0000	0.0000		0.0000	0.0000		0.0000	0.0000		0.0000	0.0000	0.0000	0.0000	0.0000
Total		**1.3863**	**12.5496**	**10.1954**	**0.0756**		**0.9578**	**0.9578**		**0.9578**	**0.9578**		**15,123.4667**	**15,123.4667**	**0.2899**	**0.2773**	**15,213.3379**

Mitigated

	NaturalGas Use	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Land Use	kBTU/yr	lb/day										lb/day					
Apartments High Rise	9.0656	0.0978	0.8355	0.3555	5.3300e-003		0.0676	0.0676		0.0676	0.0676		1,066.5407	1,066.5407	0.0204	0.0196	1,072.8786
City Park	0	0.0000	0.0000	0.0000	0.0000		0.0000	0.0000		0.0000	0.0000		0.0000	0.0000	0.0000	0.0000	0.0000
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
General Office Building	26.6663	0.2876	2.6144	2.1961	0.0157		0.1987	0.1987		0.1987	0.1987		3,137.2142	3,137.2142	0.0601	0.0575	3,155.8571
Health Club	3.05802	0.0330	0.2998	0.2518	1.8000e-003		0.0228	0.0228		0.0228	0.0228		359.7673	359.7673	6.9000e-003	6.6000e-003	361.9052
High Turnover (Sit Down Restaurant)	28.2631	0.3048	2.7709	2.3276	0.0166		0.2106	0.2106		0.2106	0.2106		3,325.0669	3,325.0669	0.0637	0.0610	3,344.8261
Hotel	10.336	0.1115	1.0133	0.8512	6.0800e-003		0.0770	0.0770		0.0770	0.0770		1,215.9954	1,215.9954	0.0233	0.0223	1,223.2214
Quality Restaurant	46.4737	0.5012	4.5562	3.8272	0.0273		0.3463	0.3463		0.3463	0.3463		5,467.4885	5,467.4885	0.1048	0.1002	5,499.9791
Regional Shopping Center	0.353866	3.8200e-003	0.0347	0.0291	2.1000e-004		2.6400e-003	2.6400e-003		2.6400e-003	2.6400e-003		41.6313	41.6313	8.0000e-004	7.6000e-004	41.8787
Supermarket	1.68862	0.0182	0.1656	0.1391	9.9000e-004		0.0126	0.0126		0.0126	0.0126		198.6612	198.6612	3.8100e-003	3.6400e-003	199.8418
User Defined Commercial	2.64436	0.0285	0.2593	0.2178	1.5600e-003		0.0197	0.0197		0.0197	0.0197		311.1011	311.1011	5.9600e-003	5.7000e-003	312.9499
User Defined Recreational	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
User Defined Retail	0	0.0000	0.0000	0.0000	0.0000		0.0000	0.0000		0.0000	0.0000		0.0000	0.0000	0.0000	0.0000	0.0000
Total		**1.3863**	**12.5496**	**10.1954**	**0.0756**		**0.9578**	**0.9578**		**0.9578**	**0.9578**		**15,123.4667**	**15,123.4667**	**0.2899**	**0.2773**	**15,213.3379**

6.0 Area Detail

6.1 Mitigation Measures Area

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio-CO2	Total CO2	CH4	N2O	CO2e
Category	lb/day										lb/day					
Mitigated	43.9234	0.6282	25.9723	3.4900e-003		0.1693	0.1693		0.1693	0.1693	0.0000	470.2394	470.2394	0.0544	7.7600e-003	473.9138
Unmitigated	43.9234	0.6282	25.9723	3.4900e-003		0.1693	0.1693		0.1693	0.1693	0.0000	470.2394	470.2394	0.0544	7.7600e-003	473.9138

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	4.6935					0.0000	0.0000		0.0000	0.0000			0.0000			0.0000
Consumer Products	38.3879					0.0000	0.0000		0.0000	0.0000			0.0000			0.0000
Hearth	0.0388	0.3318	0.1412	2.1200e-003		0.0268	0.0268		0.0268	0.0268	0.0000	423.5294	423.5294	8.1200e-003	7.7600e-003	426.0462
Landscaping	0.8032	0.2965	25.8311	1.3800e-003		0.1424	0.1424		0.1424	0.1424		46.7100	46.7100	0.0463		47.8676
Total	**43.9234**	**0.6282**	**25.9723**	**3.5000e-003**		**0.1693**	**0.1693**		**0.1693**	**0.1693**	**0.0000**	**470.2394**	**470.2394**	**0.0544**	**7.7600e-003**	**473.9138**

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	4.6935					0.0000	0.0000		0.0000	0.0000			0.0000			0.0000
Consumer Products	38.3879					0.0000	0.0000		0.0000	0.0000			0.0000			0.0000
Hearth	0.0388	0.3318	0.1412	2.1200e-003		0.0268	0.0268		0.0268	0.0268	0.0000	423.5294	423.5294	8.1200e-003	7.7600e-003	426.0462
Landscaping	0.8032	0.2965	25.8311	1.3800e-003		0.1424	0.1424		0.1424	0.1424		46.7100	46.7100	0.0463		47.8676
Total	**43.9234**	**0.6282**	**25.9723**	**3.5000e-003**		**0.1693**	**0.1693**		**0.1693**	**0.1693**	**0.0000**	**470.2394**	**470.2394**	**0.0544**	**7.7600e-003**	**473.9138**

7.0 Water Detail

7.1 Mitigation Measures Water

8.0 Waste Detail

8.1 Mitigation Measures Waste

Institute Recycling and Composting Services

9.0 Operational Offroad

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

10.0 Stationary Equipment

Fire Pumps and Emergency Generators

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

Boilers

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

User Defined Equipment

Equipment Type	Number

11.0 Vegetation

1.c) Existing Modeling Outputs

- Summer
- Winter

670 Mesquit
Air Quality and Greenhouse Gas Assessment

Existing Operational Emissions

Estimated Existing Operational Emissions (pounds per day) [a]

Source	VOC	NO_X	CO	SO_2	PM_{10}	$PM_{2.5}$
Area (Consumer Products, Landscaping, furnace)	5	<1	<1	<1	<1	<1
Energy (Natural Gas)	<1	<1	<1	<1	<1	<1
Motor Vehicles	10	111	114	<1	6	4
Maximum Net Regional (On-Site and Off-Site) Emissions	**14**	**111**	**114**	**<1**	**6.0**	**4**

670 Mesquit - Existing Warehousing

South Coast Air Basin, Summer

1.0 Project Characteristics

1.1 Land Usage

Land Uses	Size	Metric	Lot Acreage	Floor Surface Area	Population
Refrigerated Warehouse-No Rail	205.39	1000sqft	4.62	205,393.00	0

1.2 Other Project Characteristics

Urbanization	Urban	**Wind Speed (m/s)**	2.2	**Precipitation Freq (Days)**	31
Climate Zone	12			**Operational Year**	2018
Utility Company	Los Angeles Department of Water & Power				
CO2 Intensity (lb/MWhr)	810.51	**CH4 Intensity (lb/MWhr)**	0	**N2O Intensity (lb/MWhr)**	0

1.3 User Entered Comments & Non-Default Data

Project Characteristics - Adjusted CO2e intensity factor for NOP year 2018

Land Use - existing site landuse, info from site description section

Construction Phase - operational emission run only

Vehicle Trips - existing mobile emissions calculated outside of CalEEMod based on existing site data

Energy Use - Existing Operational Run - Historical Data Used. Electricity usage calculated outside of CalEEMod based on existing site data.

Water And Wastewater - existing water use calculated based on utility bills.

Solid Waste - Existing Solid Waste = 694.98 lb/day , 126.83 tons per year
Solid Waste Section of EIR
Waste Mitigation -

Table Name	Column Name	Default Value	New Value
tblEnergyUse	LightingElect	3.35	0.00
tblEnergyUse	NT24E	13.61	0.00
tblEnergyUse	T24E	0.55	0.00
tblLandUse	LandUseSquareFeet	205,390.00	205,393.00
tblLandUse	LotAcreage	4.72	4.62
tblProjectCharacteristics	CH4IntensityFactor	0.029	0
tblProjectCharacteristics	CO2IntensityFactor	1227.89	810.51
tblProjectCharacteristics	N2OIntensityFactor	0.006	0
tblSolidWaste	SolidWasteGenerationRate	193.07	126.83
tblVehicleTrips	CC_TL	8.40	8.23
tblVehicleTrips	CNW_TL	6.90	6.80
tblVehicleTrips	CW_TL	16.60	16.30
tblVehicleTrips	ST_TR	1.68	0.00
tblVehicleTrips	SU_TR	1.68	0.00
tblVehicleTrips	WD_TR	1.68	0.00
tblWater	IndoorWaterUseRate	47,496,437.50	5,036,284.00

2.0 Emissions Summary

2.2 Overall Operational

Unmitigated Operational

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio-CO2	Total CO2	CH4	N2O	CO2e
Category	lb/day										lb/day					
Area	4.5905	2.0000e-004	0.0213	0.0000		8.0000e-005	8.0000e-005		8.0000e-005	8.0000e-005		0.0450	0.0450	1.2000e-004		0.0480
Energy	7.1000e-003	0.0646	0.0542	3.9000e-004		4.9100e-003	4.9100e-003		4.9100e-003	4.9100e-003		77.4568	77.4568	1.4800e-003	1.4200e-003	77.9171
Mobile	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000		0.0000	0.0000	0.0000		0.0000
Total	**4.5976**	**0.0648**	**0.0755**	**3.9000e-004**	**0.0000**	**4.9900e-003**	**4.9900e-003**	**0.0000**	**4.9900e-003**	**4.9900e-003**		**77.5018**	**77.5018**	**1.6000e-003**	**1.4200e-003**	**77.9652**

Mitigated Operational

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio-CO2	Total CO2	CH4	N2O	CO2e
Category	lb/day										lb/day					
Area	4.5905	2.0000e-004	0.0213	0.0000		8.0000e-005	8.0000e-005		8.0000e-005	8.0000e-005		0.0450	0.0450	1.2000e-004		0.0480
Energy	7.1000e-003	0.0646	0.0542	3.9000e-004		4.9100e-003	4.9100e-003		4.9100e-003	4.9100e-003		77.4568	77.4568	1.4800e-003	1.4200e-003	77.9171
Mobile	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000		0.0000	0.0000	0.0000		0.0000
Total	**4.5976**	**0.0648**	**0.0755**	**3.9000e-004**	**0.0000**	**4.9900e-003**	**4.9900e-003**	**0.0000**	**4.9900e-003**	**4.9900e-003**		**77.5018**	**77.5018**	**1.6000e-003**	**1.4200e-003**	**77.9652**

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio-CO2	Total CO2	CH4	N20	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**

Trips and VMT

Phase Name	Offroad Equipment Count	Worker Trip Number	Vendor Trip Number	Hauling Trip Number	Worker Trip Length	Vendor Trip Length	Hauling Trip Length	Worker Vehicle Class	Vendor Vehicle Class	Hauling Vehicle Class
Demolition	6	15.00	0.00	0.00	14.70	6.90	20.00	LD_Mix	HDT_Mix	HHDT

4.0 Operational Detail - Mobile

4.1 Mitigation Measures Mobile

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio-CO2	Total CO2	CH4	N2O	CO2e
Category	lb/day										lb/day					
Mitigated	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000		0.0000	0.0000	0.0000		0.0000
Unmitigated	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000		0.0000	0.0000	0.0000		0.0000

4.2 Trip Summary Information

	Average Daily Trip Rate			Unmitigated	Mitigated
Land Use	Weekday	Saturday	Sunday	Annual VMT	Annual VMT
Refrigerated Warehouse-No Rail	0.00	0.00	0.00		
Total	0.00	0.00	0.00		

4.3 Trip Type Information

	Miles			Trip %			Trip Purpose %		
Land Use	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
Refrigerated Warehouse-No Rail	16.30	8.23	6.80	59.00	0.00	41.00	92	5	3

4.4 Fleet Mix

Land Use	LDA	LDT1	LDT2	MDV	LHD1	LHD2	MHD	HHD	OBUS	UBUS	MCY	SBUS	MH
Refrigerated Warehouse-No Rail	0.546979	0.044837	0.199064	0.126777	0.018273	0.005878	0.019668	0.028140	0.001951	0.002100	0.004606	0.000701	0.001026

5.0 Energy Detail

Historical Energy Use: Y

5.1 Mitigation Measures Energy

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio-CO2	Total CO2	CH4	N2O	CO2e
Category	lb/day										lb/day					
NaturalGas Mitigated	7.1000e-003	0.0646	0.0542	3.9000e-004		4.9100e-003	4.9100e-003		4.9100e-003	4.9100e-003		77.4568	77.4568	1.4800e-003	1.4200e-003	77.9171
NaturalGas Unmitigated	7.1000e-003	0.0646	0.0542	3.9000e-004		4.9100e-003	4.9100e-003		4.9100e-003	4.9100e-003		77.4568	77.4568	1.4800e-003	1.4200e-003	77.9171

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					
Refrigerated Warehouse-No Rail	658.383	7.1000e-003	0.0646	0.0542	3.9000e-004		4.9100e-003	4.9100e-003		4.9100e-003	4.9100e-003		77.4568	77.4568	1.4800e-003	1.4200e-003	77.9171
Total		**7.1000e-003**	**0.0646**	**0.0542**	**3.9000e-004**		**4.9100e-003**	**4.9100e-003**		**4.9100e-003**	**4.9100e-003**		**77.4568**	**77.4568**	**1.4800e-003**	**1.4200e-003**	**77.9171**

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					
Refrigerated Warehouse-No Rail	0.658383	7.1000e-003	0.0646	0.0542	3.9000e-004		4.9100e-003	4.9100e-003		4.9100e-003	4.9100e-003		77.4568	77.4568	1.4800e-003	1.4200e-003	77.9171
Total		**7.1000e-003**	**0.0646**	**0.0542**	**3.9000e-004**		**4.9100e-003**	**4.9100e-003**		**4.9100e-003**	**4.9100e-003**		**77.4568**	**77.4568**	**1.4800e-003**	**1.4200e-003**	**77.9171**

6.0 Area Detail

6.1 Mitigation Measures Area

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio-CO2	Total CO2	CH4	N2O	CO2e
Category	lb/day										lb/day					
Mitigated	4.5905	2.0000e-004	0.0213	0.0000		8.0000e-005	8.0000e-005		8.0000e-005	8.0000e-005		0.0450	0.0450	1.2000e-004		0.0480
Unmitigated	4.5905	2.0000e-004	0.0213	0.0000		8.0000e-005	8.0000e-005		8.0000e-005	8.0000e-005		0.0450	0.0450	1.2000e-004		0.0480

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	0.5216					0.0000	0.0000		0.0000	0.0000			0.0000			0.0000
Consumer Products	4.0668					0.0000	0.0000		0.0000	0.0000			0.0000			0.0000
Landscaping	2.0300e-003	2.0000e-004	0.0213	0.0000		8.0000e-005	8.0000e-005		8.0000e-005	8.0000e-005		0.0450	0.0450	1.2000e-004		0.0480
Total	**4.5905**	**2.0000e-004**	**0.0213**	**0.0000**		**8.0000e-005**	**8.0000e-005**		**8.0000e-005**	**8.0000e-005**		**0.0450**	**0.0450**	**1.2000e-004**		**0.0480**

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	0.5216					0.0000	0.0000		0.0000	0.0000			0.0000			0.0000
Consumer Products	4.0668					0.0000	0.0000		0.0000	0.0000			0.0000			0.0000
Landscaping	2.0300e-003	2.0000e-004	0.0213	0.0000		8.0000e-005	8.0000e-005		8.0000e-005	8.0000e-005		0.0450	0.0450	1.2000e-004		0.0480
Total	**4.5905**	**2.0000e-004**	**0.0213**	**0.0000**		**8.0000e-005**	**8.0000e-005**		**8.0000e-005**	**8.0000e-005**		**0.0450**	**0.0450**	**1.2000e-004**		**0.0480**

7.0 Water Detail

7.1 Mitigation Measures Water

8.0 Waste Detail

8.1 Mitigation Measures Waste

Institute Recycling and Composting Services

9.0 Operational Offroad

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

10.0 Stationary Equipment

Fire Pumps and Emergency Generators

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

Boilers

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

User Defined Equipment

Equipment Type	Number

11.0 Vegetation

670 Mesquit - Existing Warehousing

South Coast Air Basin, Winter

1.0 Project Characteristics

1.1 Land Usage

Land Uses	Size	Metric	Lot Acreage	Floor Surface Area	Population
Refrigerated Warehouse-No Rail	205.39	1000sqft	4.62	205,393.00	0

1.2 Other Project Characteristics

Urbanization	Urban	**Wind Speed (m/s)**	2.2	**Precipitation Freq (Days)**	31
Climate Zone	12			**Operational Year**	2018
Utility Company	Los Angeles Department of Water & Power				
CO2 Intensity (lb/MWhr)	810.51	**CH4 Intensity (lb/MWhr)**	0	**N2O Intensity (lb/MWhr)**	0

1.3 User Entered Comments & Non-Default Data

Project Characteristics - Adjusted CO2e intensity factor for NOP year 2018

Land Use - existing site landuse, info from site description section

Construction Phase - operational emission run only

Vehicle Trips - existing mobile emissions calculated outside of CalEEMod based on existing site data

Energy Use - Existing Operational Run - Historical Data Used. Electricity usage calculated outside of CalEEMod based on existing site data.

Water And Wastewater - existing water use calculated based on utility bills.

Solid Waste - Existing Solid Waste = 694.98 lb/day , 126.83 tons per year
Solid Waste Section of EIR
Waste Mitigation -

Table Name	Column Name	Default Value	New Value
tblEnergyUse	LightingElect	3.35	0.00
tblEnergyUse	NT24E	13.61	0.00
tblEnergyUse	T24E	0.55	0.00
tblLandUse	LandUseSquareFeet	205,390.00	205,393.00
tblLandUse	LotAcreage	4.72	4.62
tblProjectCharacteristics	CH4IntensityFactor	0.029	0
tblProjectCharacteristics	CO2IntensityFactor	1227.89	810.51
tblProjectCharacteristics	N2OIntensityFactor	0.006	0
tblSolidWaste	SolidWasteGenerationRate	193.07	126.83
tblVehicleTrips	CC_TL	8.40	8.23
tblVehicleTrips	CNW_TL	6.90	6.80
tblVehicleTrips	CW_TL	16.60	16.30
tblVehicleTrips	ST_TR	1.68	0.00
tblVehicleTrips	SU_TR	1.68	0.00
tblVehicleTrips	WD_TR	1.68	0.00
tblWater	IndoorWaterUseRate	47,496,437.50	5,036,284.00

2.0 Emissions Summary

2.2 Overall Operational

Unmitigated Operational

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio-CO2	Total CO2	CH4	N2O	CO2e
Category	lb/day										lb/day					
Area	4.5905	2.0000e-004	0.0213	0.0000		8.0000e-005	8.0000e-005		8.0000e-005	8.0000e-005		0.0450	0.0450	1.2000e-004		0.0480
Energy	7.1000e-003	0.0646	0.0542	3.9000e-004		4.9100e-003	4.9100e-003		4.9100e-003	4.9100e-003		77.4568	77.4568	1.4800e-003	1.4200e-003	77.9171
Mobile	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000		0.0000	0.0000	0.0000		0.0000
Total	**4.5976**	**0.0648**	**0.0755**	**3.9000e-004**	**0.0000**	**4.9900e-003**	**4.9900e-003**	**0.0000**	**4.9900e-003**	**4.9900e-003**		**77.5018**	**77.5018**	**1.6000e-003**	**1.4200e-003**	**77.9652**

Mitigated Operational

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio-CO2	Total CO2	CH4	N2O	CO2e
Category	lb/day										lb/day					
Area	4.5905	2.0000e-004	0.0213	0.0000		8.0000e-005	8.0000e-005		8.0000e-005	8.0000e-005		0.0450	0.0450	1.2000e-004		0.0480
Energy	7.1000e-003	0.0646	0.0542	3.9000e-004		4.9100e-003	4.9100e-003		4.9100e-003	4.9100e-003		77.4568	77.4568	1.4800e-003	1.4200e-003	77.9171
Mobile	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000		0.0000	0.0000	0.0000		0.0000
Total	**4.5976**	**0.0648**	**0.0755**	**3.9000e-004**	**0.0000**	**4.9900e-003**	**4.9900e-003**	**0.0000**	**4.9900e-003**	**4.9900e-003**		**77.5018**	**77.5018**	**1.6000e-003**	**1.4200e-003**	**77.9652**

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio-CO2	Total CO2	CH4	N20	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**

4.0 Operational Detail - Mobile

4.1 Mitigation Measures Mobile

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio-CO2	Total CO2	CH4	N2O	CO2e
Category	lb/day										lb/day					
Mitigated	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000		0.0000	0.0000	0.0000		0.0000
Unmitigated	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000		0.0000	0.0000	0.0000		0.0000

4.2 Trip Summary Information

	Average Daily Trip Rate			Unmitigated	Mitigated
Land Use	Weekday	Saturday	Sunday	Annual VMT	Annual VMT
Refrigerated Warehouse-No Rail	0.00	0.00	0.00		
Total	0.00	0.00	0.00		

4.3 Trip Type Information

	Miles			Trip %			Trip Purpose %		
Land Use	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
Refrigerated Warehouse-No Rail	16.30	8.23	6.80	59.00	0.00	41.00	92	5	3

4.4 Fleet Mix

Land Use	LDA	LDT1	LDT2	MDV	LHD1	LHD2	MHD	HHD	OBUS	UBUS	MCY	SBUS	MH
Refrigerated Warehouse-No Rail	0.546979	0.044837	0.199064	0.126777	0.018273	0.005878	0.019668	0.028140	0.001951	0.002100	0.004606	0.000701	0.001026

5.0 Energy Detail

Historical Energy Use: Y

5.1 Mitigation Measures Energy

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio-CO2	Total CO2	CH4	N2O	CO2e
Category	lb/day										lb/day					
NaturalGas Mitigated	7.1000e-003	0.0646	0.0542	3.9000e-004		4.9100e-003	4.9100e-003		4.9100e-003	4.9100e-003		77.4568	77.4568	1.4800e-003	1.4200e-003	77.9171
NaturalGas Unmitigated	7.1000e-003	0.0646	0.0542	3.9000e-004		4.9100e-003	4.9100e-003		4.9100e-003	4.9100e-003		77.4568	77.4568	1.4800e-003	1.4200e-003	77.9171

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					
Refrigerated Warehouse-No Rail	658.383	7.1000e-003	0.0646	0.0542	3.9000e-004		4.9100e-003	4.9100e-003		4.9100e-003	4.9100e-003		77.4568	77.4568	1.4800e-003	1.4200e-003	77.9171
Total		**7.1000e-003**	**0.0646**	**0.0542**	**3.9000e-004**		**4.9100e-003**	**4.9100e-003**		**4.9100e-003**	**4.9100e-003**		**77.4568**	**77.4568**	**1.4800e-003**	**1.4200e-003**	**77.9171**

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					
Refrigerated Warehouse-No Rail	0.658383	7.1000e-003	0.0646	0.0542	3.9000e-004		4.9100e-003	4.9100e-003		4.9100e-003	4.9100e-003		77.4568	77.4568	1.4800e-003	1.4200e-003	77.9171
Total		**7.1000e-003**	**0.0646**	**0.0542**	**3.9000e-004**		**4.9100e-003**	**4.9100e-003**		**4.9100e-003**	**4.9100e-003**		**77.4568**	**77.4568**	**1.4800e-003**	**1.4200e-003**	**77.9171**

6.0 Area Detail

6.1 Mitigation Measures Area

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio-CO2	Total CO2	CH4	N2O	CO2e
Category	lb/day										lb/day					
Mitigated	4.5905	2.0000e-004	0.0213	0.0000		8.0000e-005	8.0000e-005		8.0000e-005	8.0000e-005		0.0450	0.0450	1.2000e-004		0.0480
Unmitigated	4.5905	2.0000e-004	0.0213	0.0000		8.0000e-005	8.0000e-005		8.0000e-005	8.0000e-005		0.0450	0.0450	1.2000e-004		0.0480

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	0.5216					0.0000	0.0000		0.0000	0.0000			0.0000			0.0000
Consumer Products	4.0668					0.0000	0.0000		0.0000	0.0000			0.0000			0.0000
Landscaping	2.0300e-003	2.0000e-004	0.0213	0.0000		8.0000e-005	8.0000e-005		8.0000e-005	8.0000e-005		0.0450	0.0450	1.2000e-004		0.0480
Total	**4.5905**	**2.0000e-004**	**0.0213**	**0.0000**		**8.0000e-005**	**8.0000e-005**		**8.0000e-005**	**8.0000e-005**		**0.0450**	**0.0450**	**1.2000e-004**		**0.0480**

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	0.5216					0.0000	0.0000		0.0000	0.0000			0.0000			0.0000
Consumer Products	4.0668					0.0000	0.0000		0.0000	0.0000			0.0000			0.0000
Landscaping	2.0300e-003	2.0000e-004	0.0213	0.0000		8.0000e-005	8.0000e-005		8.0000e-005	8.0000e-005		0.0450	0.0450	1.2000e-004		0.0480
Total	**4.5905**	**2.0000e-004**	**0.0213**	**0.0000**		**8.0000e-005**	**8.0000e-005**		**8.0000e-005**	**8.0000e-005**		**0.0450**	**0.0450**	**1.2000e-004**		**0.0480**

7.0 Water Detail

7.1 Mitigation Measures Water

8.0 Waste Detail

8.1 Mitigation Measures Waste

Institute Recycling and Composting Services

9.0 Operational Offroad

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

10.0 Stationary Equipment

Fire Pumps and Emergency Generators

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

Boilers

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

User Defined Equipment

Equipment Type	Number

11.0 Vegetation

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Air Quality Assessment
Delivery Truck AQ Emissions

pounds per gram	0.002
pounds per ton	2000
metric tons per ton	0.907

Delivery Trailer TRU-Exhaust

Equipment	Number of Trucks with TRUs[1]	Hours/Day[1]	Days/year[1]	Units	Criteria Pollutants[3]					
					VOC	NO_X	CO	SOx	PM10	PM2.5
Trailer TRU	145	4	312	Emission Factors (g/s)	0.0017	0.0175	0.0214	0.0000	0.0005	0.0005
				g/truck/day	24.62	252.48	308.44	0.05	7.81	7.19
				g/day	3570.30	36609.05	44723.28	6.94	1132.59	1041.98
				lbs/day	**7.9**	**80.7**	**98.6**	**0.02**	**2.5**	**2.3**
				lbs/yr	2455.80	25181.27	30762.58	4.78	779.04	716.72
				tons/yr	1.23	12.59	15.38	0.00	0.39	0.36
				lb/hr	0.01	0.14	0.17	0.00	0.00	0.00

Delivery Trailer Running, Idling etc. emissions and Passenger vehicle emissions- using EMFAC2017

Equipment	Number of Trucks/Vehicles[2]	Idle Time (min/day)	Days/year[2]	Units	Criteria Pollutants[3]					
					VOC	NO_X	CO	SOx	PM10	PM2.5
On-Road Vehicles	70 (semis); 75 (bobcats); 56 (worker veh.)	15 min (trucks)	312	**lbs/day**	**2.0**	**34.1**	**20.7**	**0.1**	**3.6**	**1.3**
				lbs/yr	645.29	10673.21	6753.60	28.60	1190.28	436.18
				tons/yr	3.23E-01	5.34	3.38	1.43E-02	5.95E-01	2.18E-01

		Criteria Pollutants[3]					
	Units	VOC	NO_X	CO	SOx	PM10	PM2.5
Combined vehicle and TRU - Total	**lbs/day**	**9.9**	**114.8**	**119.3**	**0.1**	**6.1**	**3.6**
	tons/year	**1.6**	**17.9**	**18.8**	**0.0**	**1.0**	**0.6**

		Mitigated Criteria Pollutants[3]					
	Units	VOC	NO_X	CO	SOx	PM10	PM2.5
MITIGATED Delivery Trucks TRU and Idling Emissions - Total[4]	**lbs/day**	**9.5**	**110.8**	**114.4**	**0.1**	**6.0**	**3.5**
5.0% Percent Electric	**tons/year**	**1.5**	**17.3**	**18.0**	**0.0**	**1.0**	**0.6**

Notes 1. Provided by client
2. Provided by client
3. Delivery truck running exhaust emissions and non-travel emissions accounted for separately in Project mobile emissions calculations spreadsheets.
4. The mitigated TRU scenario assumes 5% plug in and 95% diesel power refrigeration.

Refrigeration TRU-Instate Trailer Exhaust Emission Factors (g/s)

Year	ROG	NOX	CO	SOX	PM10	PM2.5
2018	0.001734	0.017622	0.021531	0.000003	0.000557	0.000512

Refrigeration TRU-Out of State Trailer Exhaust Emission Factors (g/s)

Year	ROG	NOX	CO	SOX	PM10	PM2.5
2018	0.001495	0.016737	0.020417	0.000003	0.000412	0.000379

Source:
CARB OFFROAD2017 (v1.0.1) Emissions Inventory

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Furnace Calculation

Furnace size	40	ton
Heat input	310	therms/year
	30,992,591	btu/year
	30,385	cubic feet/year

Reference

1,020	Btu/cubic feet
2,000	pounds/ton
99,976	btu/therm

Schedule

Months/year	4

Criteria Air Pollutant Emissions

	Emission Factor (lbs/cubic feet)	Emissions (tons/year)
PM10	0.0000076	0.000115
PM2.5	0.0000076	0.000115
SOx	0.0000006	0.000009
Nox	0.0001000	0.001519
VOC	0.0000055	0.000084
CO	0.0000840	0.001276

Source: AP-42 Chapter 1.4

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4. GHG Worksheets

GHG Calculation Worksheets and Model Outputs

1. Emissions Modeling Outputs (Annual)

a) Construction

b) Operations

c) Existing Site

1.a) Construction Modeling Outputs

- Emissions Summaries
- Unmitigated
- Mitigated

Construction Annual GHG

	Metric Tons/Year			
Year	On-Road Mobile Sources	CalEEMod	Water + Construction Office	Total
2020	3,608	1,684.92	24	5,318
2021	3,000	2,159.88	24	5,185
2022	2,995	1,713.11	24	4,733
2023	3,007	1,847.95	24	4,879
2024	2,629	1,718.37	25	4,372
2025	845	591	8	1,445
Total	**16,085**	**9,715**	**130**	**25,931**
Amortized - 30 years	**536**	**324**	**4**	**864**

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Construction GHG Analysis

Temporary Construction Trailer - Electricity

Land Use	Square Feet	Energy Use per year (kWh)	Estimated Project Construction Duration (years)	Total Energy Use (kWh)	Construction Water GHG Emissions Total	Electricity Emission Factor	Electricity Emission Factor
General Office	1,000	12,990	4.6	59,434	21.29	**(MT CO2/MWh)**	**(lbs CO2/MWh)**
						0.36	787.02
						(MT CH4/MWh)	**(lbs CH4/MWh)**
						1.32E-05	0.029
						(MT N2O/MWh)	**(lbs N2O/MWh)**
						2.80E-06	0.00617

Note: CalEEMod 2016.3.2 used to estimate energy use for temporary construction office

670 Mesquit
Construction Energy Analysis

Construction Water Energy Estimates

Source	Construction Water Use per Day (Mgal)	Total Construction Water Use (Mgal)	Total Electricity Demand from water Demand (kWh)	Annual Electricity Demand from water Demand (kWh)
Project	0.016	23.415	304,881	66,636
CalEEMod Water Electricity Factors	**Electricity Intensity Factor To Supply (kWh/Mgal)**	**Electricity Intensity Factor To Treat (kWh/Mgal)**	**Electricity Intensity Factor To Distribute (kWh/Mgal)**	**Electricity Intensity Factor For Wastewater Treatment (kWh/Mgal)**
Project	9727	111	1272	1911

Construction Water GHG Emissions Total
109.19

Electricity Emission Factor (MT CO2/MWh)	Electricity Emission Factor (lbs CO2/MWh)
0.36	787.02
(MT CH4/MWh)	**(lbs CH4/MWh)**
1.32E-05	0.029
(MT N2O/MWh)	**(lbs N2O/MWh)**
2.80E-06	0.00617

Sources:

Electricity Intensity Factors - California Emissions Estimator Model (CalEEMod).

Estimated construction water use assumed to be generally equivalent to landscape irrigation, based on a factor of 20.94 gallons per year per square foot of landscaped area within the Los Angeles area (Mediterranean climate), which assumes high water demand landscaping materials and an irrigation system efficiency of 85%. Factor is therefore (20.94 GAL/SF/year) x (43,560 SF/acre) / (365 days/year) / (0.85) = 2,940 gallons/acre/day, rounded up to 3,000 gallons/acre/day. (U.S. Department of Energy, Energy Efficiency & Renewable Energy, Federal Energy Management Program. “Guidelines for Estimating Unmetered Landscaping Water Use." July 2010. Page 12, Table 4 - Annual Irrigation Factor – Landscaped Areas with High Water Requirements).

670 Mesquit Project w/out Mitigation - South Coast AQMD Air District, Annual

670 Mesquit Project w/out Mitigation

South Coast AQMD Air District, Annual

1.0 Project Characteristics

1.1 Land Usage

Land Uses	Size	Metric	Lot Acreage	Floor Surface Area	Population
General Office Building	944.05	1000sqft	1.00	944,055.00	0
User Defined Commercial	93.62	User Defined Unit	0.20	0.00	0
Enclosed Parking with Elevator	2,000.00	Space	0.25	800,000.00	0
City Park	3.26	Acre	3.26	141,876.00	0
Health Club	62.15	1000sqft	0.25	62,148.00	0
High Turnover (Sit Down Restaurant)	44.79	1000sqft	0.50	44,788.00	0
Hotel	236.00	Room	0.50	158,647.00	0
Quality Restaurant	73.65	1000sqft	1.00	73,646.00	0
User Defined Recreational	3.03	User Defined Unit	3.03	132,000.00	0
Apartments High Rise	308.00	Dwelling Unit	0.50	307,907.00	749
Regional Shopping Center	79.24	1000sqft	0.30	79,240.00	0
Supermarket	28.05	1000sqft	0.50	28,054.00	0
User Defined Retail	800.00	User Defined Unit	0.20	0.00	0

1.2 Other Project Characteristics

Urbanization	Urban	**Wind Speed (m/s)**	2.2	**Precipitation Freq (Days)**	31
Climate Zone	12			**Operational Year**	2025
Utility Company	Los Angeles Department of Water & Power				
CO2 Intensity (lb/MWhr)	1227.89	**CH4 Intensity (lb/MWhr)**	0.029	**N2O Intensity (lb/MWhr)**	0.006

1.3 User Entered Comments & Non-Default Data

Project Characteristics -

Land Use - MCC data

Construction Phase - MCC

Off-road Equipment - MCC

Off-road Equipment - MCC
Welding Machines are Gas Powered - per Construction data - set to zero part of default mix

Off-road Equipment - MCC

Off-road Equipment - MCC

Off-road Equipment - Crane = 7*10/8
1 generator set per 2 generated lights

Off-road Equipment - MCC

Off-road Equipment - MCC

Trips and VMT - MCC Truck spreadsheets

Demolition -

Grading - MCC

Woodstoves - No fireplaces

Land Use Change -

Sequestration -

Construction Off-road Equipment Mitigation -

Table Name	Column Name	Default Value	New Value
tblArchitecturalCoating	ConstArea_Nonresidential_Exterior	695,289.00	808,098.00
tblArchitecturalCoating	ConstArea_Nonresidential_Interior	2,085,867.00	2,424,293.00
tblAreaCoating	Area_Nonresidential_Exterior	695289	788802
tblAreaCoating	Area_Nonresidential_Interior	2085867	2366405
tblAreaCoating	Area_Residential_Exterior	207837	207900
tblAreaCoating	Area_Residential_Interior	623512	623700
tblConstDustMitigation	WaterUnpavedRoadVehicleSpeed	0	15
tblConstructionPhase	NumDays	20.00	917.00
tblConstructionPhase	NumDays	230.00	254.00
tblConstructionPhase	NumDays	230.00	1,255.00

tblConstructionPhase	NumDays	20.00	47.00
tblConstructionPhase	NumDays	20.00	302.00
tblConstructionPhase	NumDays	20.00	71.00
tblConstructionPhase	NumDaysWeek	5.00	6.00
tblConstructionPhase	NumDaysWeek	5.00	6.00
tblConstructionPhase	NumDaysWeek	5.00	6.00
tblConstructionPhase	NumDaysWeek	5.00	6.00
tblConstructionPhase	NumDaysWeek	5.00	6.00
tblConstructionPhase	NumDaysWeek	5.00	6.00
tblConstructionPhase	NumDaysWeek	5.00	6.00
tblFireplaces	FireplaceWoodMass	1,019.20	0.00
tblFireplaces	NumberGas	261.80	0.00
tblFireplaces	NumberNoFireplace	30.80	308.00
tblFireplaces	NumberWood	15.40	0.00
tblGrading	AcresOfGrading	566.25	5.45
tblGrading	MaterialExported	0.00	531,319.00
tblLandUse	LandUseSquareFeet	944,050.00	944,055.00
tblLandUse	LandUseSquareFeet	142,005.60	141,876.00
tblLandUse	LandUseSquareFeet	62,150.00	62,148.00
tblLandUse	LandUseSquareFeet	44,790.00	44,788.00
tblLandUse	LandUseSquareFeet	342,672.00	158,647.00
tblLandUse	LandUseSquareFeet	0.00	132,000.00
tblLandUse	LandUseSquareFeet	308,000.00	307,907.00
tblLandUse	LandUseSquareFeet	28,050.00	28,054.00
tblLandUse	LotAcreage	21.67	1.00
tblLandUse	LotAcreage	0.00	0.20
tblLandUse	LotAcreage	18.00	0.25
tblLandUse	LotAcreage	1.43	0.25
tblLandUse	LotAcreage	1.03	0.50
tblLandUse	LotAcreage	7.87	0.50

tblLandUse	LotAcreage	1.69	1.00
tblLandUse	LotAcreage	0.00	3.03
tblLandUse	LotAcreage	4.97	0.50
tblLandUse	LotAcreage	1.82	0.30
tblLandUse	LotAcreage	0.64	0.50
tblLandUse	LotAcreage	0.00	0.20
tblLandUse	Population	881.00	749.00
tblOffRoadEquipment	HorsePower	97.00	203.00
tblOffRoadEquipment	LoadFactor	0.37	0.36
tblOffRoadEquipment	OffRoadEquipmentUnitAmount	1.00	4.00
tblOffRoadEquipment	OffRoadEquipmentUnitAmount	3.00	4.00
tblOffRoadEquipment	OffRoadEquipmentUnitAmount	2.00	0.00
tblOffRoadEquipment	OffRoadEquipmentUnitAmount	1.00	2.00
tblOffRoadEquipment	OffRoadEquipmentUnitAmount	1.00	0.00
tblOffRoadEquipment	OffRoadEquipmentUnitAmount	3.00	4.00
tblOffRoadEquipment	OffRoadEquipmentUnitAmount	3.00	2.00
tblOffRoadEquipment	OffRoadEquipmentUnitAmount	1.00	4.00
tblOffRoadEquipment	OffRoadEquipmentUnitAmount	3.00	0.00
tblOffRoadEquipment	OffRoadEquipmentUnitAmount	1.00	0.00
tblOffRoadEquipment	OffRoadEquipmentUnitAmount	1.00	4.00
tblOffRoadEquipment	OffRoadEquipmentUnitAmount	3.00	4.00
tblOffRoadEquipment	OffRoadEquipmentUnitAmount	1.00	0.00
tblOffRoadEquipment	OffRoadEquipmentUnitAmount	3.00	0.00
tblOffRoadEquipment	OffRoadEquipmentUnitAmount	1.00	0.00
tblOffRoadEquipment	OffRoadEquipmentUnitAmount	1.00	0.00
tblOffRoadEquipment	OffRoadEquipmentUnitAmount	2.00	0.00
tblOffRoadEquipment	OffRoadEquipmentUnitAmount	2.00	1.00
tblOffRoadEquipment	UsageHours	8.00	10.00
tblOffRoadEquipment	UsageHours	8.00	10.00
tblOffRoadEquipment	UsageHours	8.00	10.00

tblOffRoadEquipment	UsageHours	8.00	10.00
tblOffRoadEquipment	UsageHours	8.00	10.00
tblOffRoadEquipment	UsageHours	8.00	10.00
tblOffRoadEquipment	UsageHours	8.00	10.00
tblOffRoadEquipment	UsageHours	7.00	9.00
tblOffRoadEquipment	UsageHours	8.00	10.00
tblOffRoadEquipment	UsageHours	8.00	10.00
tblOffRoadEquipment	UsageHours	7.00	9.00
tblOffRoadEquipment	UsageHours	8.00	10.00
tblOffRoadEquipment	UsageHours	8.00	10.00
tblOffRoadEquipment	UsageHours	8.00	10.00
tblSequestration	NumberOfNewTrees	0.00	115.00
tblSolidWaste	SolidWasteGenerationRate	67.21	69.94
tblWater	IndoorWaterUseRate	22,355,257.92	23,265,859.06
tblWater	OutdoorWaterUseRate	1,426,931.36	1,485,054.83
tblWoodstoves	NumberCatalytic	15.40	0.00
tblWoodstoves	NumberNoncatalytic	15.40	0.00
tblWoodstoves	WoodstoveWoodMass	999.60	0.00

2.0 Emissions Summary

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					
2020	1.2241	12.8504	9.9502	0.0191	0.5213	0.6391	1.1604	0.0788	0.5967	0.6755	0.0000	1,673.2682	1,673.2682	0.4663	0.0000	1,684.9248
2021	1.5244	14.0488	13.6380	0.0248	0.0329	0.7282	0.7611	4.8600e-003	0.7052	0.7101	0.0000	2,151.6211	2,151.6211	0.3304	0.0000	2,159.8801
2022	3.4340	10.2629	10.4403	0.0197	0.0000	0.4985	0.4985	0.0000	0.4799	0.4799	0.0000	1,705.4670	1,705.4670	0.3057	0.0000	1,713.1104
2023	4.0342	10.1830	11.1358	0.0212	0.0000	0.4710	0.4710	0.0000	0.4524	0.4524	0.0000	1,839.5859	1,839.5859	0.3345	0.0000	1,847.9495
2024	3.9179	8.8090	10.3521	0.0197	0.0000	0.3875	0.3875	0.0000	0.3725	0.3725	0.0000	1,710.8742	1,710.8742	0.2997	0.0000	1,718.3678
2025	0.7196	2.7996	3.5442	6.7800e-003	0.0000	0.1163	0.1163	0.0000	0.1116	0.1116	0.0000	588.4645	588.4645	0.1022	0.0000	591.0181
Maximum	**4.0342**	**14.0488**	**13.6380**	**0.0248**	**0.5213**	**0.7282**	**1.1604**	**0.0788**	**0.7052**	**0.7101**	**0.0000**	**2,151.6211**	**2,151.6211**	**0.4663**	**0.0000**	**2,159.8801**

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					
2020	1.2241	12.8504	9.9502	0.0191	0.2033	0.6391	0.8424	0.0307	0.5967	0.6274	0.0000	1,673.2662	1,673.2662	0.4663	0.0000	1,684.9228
2021	1.5244	14.0488	13.6380	0.0248	0.0128	0.7282	0.7410	1.9000e-003	0.7052	0.7071	0.0000	2,151.6185	2,151.6185	0.3304	0.0000	2,159.8775
2022	3.4340	10.2629	10.4403	0.0197	0.0000	0.4985	0.4985	0.0000	0.4799	0.4799	0.0000	1,705.4649	1,705.4649	0.3057	0.0000	1,713.1084
2023	4.0342	10.1830	11.1358	0.0212	0.0000	0.4710	0.4710	0.0000	0.4524	0.4524	0.0000	1,839.5837	1,839.5837	0.3345	0.0000	1,847.9473
2024	3.9179	8.8090	10.3521	0.0197	0.0000	0.3875	0.3875	0.0000	0.3725	0.3725	0.0000	1,710.8722	1,710.8722	0.2997	0.0000	1,718.3658
2025	0.7196	2.7996	3.5442	6.7800e-003	0.0000	0.1163	0.1163	0.0000	0.1116	0.1116	0.0000	588.4638	588.4638	0.1022	0.0000	591.0174
Maximum	**4.0342**	**14.0488**	**13.6380**	**0.0248**	**0.2033**	**0.7282**	**0.8424**	**0.0307**	**0.7052**	**0.7071**	**0.0000**	**2,151.6185**	**2,151.6185**	**0.4663**	**0.0000**	**2,159.8775**

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio-CO2	Total CO2	CH4	N20	CO2e
Percent Reduction	**0.00**	**0.00**	**0.00**	**0.00**	**61.00**	**0.00**	**9.96**	**61.00**	**0.00**	**1.82**	**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	1-6-2020	4-5-2020	4.2304	4.2304
2	4-6-2020	7-5-2020	2.8302	2.8302
3	7-6-2020	10-5-2020	2.8613	2.8613
4	10-6-2020	1-5-2021	4.3617	4.3617
5	1-6-2021	4-5-2021	3.0585	3.0585
6	4-6-2021	7-5-2021	4.4845	4.4845
7	7-6-2021	10-5-2021	4.7144	4.7144
8	10-6-2021	1-5-2022	3.1861	3.1861
9	1-6-2022	4-5-2022	2.9570	2.9570
10	4-6-2022	7-5-2022	3.5646	3.5646
11	7-6-2022	10-5-2022	3.6038	3.6038
12	10-6-2022	1-5-2023	3.5915	3.5915

13	**1-6-2023**	**4-5-2023**	3.3049	3.3049
14	**4-6-2023**	**7-5-2023**	3.3416	3.3416
15	**7-6-2023**	**10-5-2023**	4.2205	4.2205
16	**10-6-2023**	**1-5-2024**	3.3684	3.3684
17	**1-6-2024**	**4-5-2024**	3.1615	3.1615
18	**4-6-2024**	**7-5-2024**	3.1615	3.1615
19	**7-6-2024**	**10-5-2024**	3.1962	3.1962
20	**10-6-2024**	**1-5-2025**	3.1862	3.1862
21	**1-6-2025**	**4-5-2025**	2.5871	2.5871
22	**4-6-2025**	**7-5-2025**	0.7670	0.7670
		Highest	4.7144	4.7144

3.0 Construction Detail

Construction Phase

Phase Number	Phase Name	Phase Type	Start Date	End Date	Num Days Week	Num Days	Phase Description
1	Demolition/Site Preparation	Demolition	1/6/2020	2/28/2020	6	47	
2	Drainage/Utilities/Trenching	Trenching	1/21/2020	3/30/2020	6	60	
3	Grading/Excavaton	Grading	2/17/2020	2/2/2021	6	302	
4	Foundation/Parking Garage	Building Construction	11/12/2020	9/3/2021	6	254	
5	Building Construction	Building Construction	5/4/2021	5/6/2025	6	1255	
6	Architectural Coating	Architectural Coating	3/18/2022	2/19/2025	6	917	
7	Paving	Paving	7/11/2023	9/30/2023	6	71	

Acres of Grading (Site Preparation Phase): 0

Acres of Grading (Grading Phase): 0

Acres of Paving: 0.25

Residential Indoor: 623,512; Residential Outdoor: 207,837; Non-Residential Indoor: 2,424,293; Non-Residential Outdoor: 808,098;

OffRoad Equipment

Phase Name	Offroad Equipment Type	Amount	Usage Hours	Horse Power	Load Factor
Demolition/Site Preparation	Air Compressors	2	10.00	78	0.48
Demolition/Site Preparation	Concrete/Industrial Saws	4	10.00	81	0.73
Demolition/Site Preparation	Crushing/Proc. Equipment	1	10.00	85	0.78
Demolition/Site Preparation	Excavators	4	10.00	158	0.38
Demolition/Site Preparation	Excavators	3	10.00	158	0.38
Demolition/Site Preparation	Forklifts	2	10.00	89	0.20
Demolition/Site Preparation	Rubber Tired Dozers	0	8.00	247	0.40
Demolition/Site Preparation	Rubber Tired Loaders	2	10.00	203	0.36
Demolition/Site Preparation	Sweepers/Scrubbers	1	10.00	64	0.46
Demolition/Site Preparation	Tractors/Loaders/Backhoes	2	10.00	97	0.37
Demolition/Site Preparation	Tractors/Loaders/Backhoes	3	10.00	203	0.36
Drainage/Utilities/Trenching	Air Compressors	1	10.00	78	0.48
Drainage/Utilities/Trenching	Concrete/Industrial Saws	1	10.00	81	0.73
Drainage/Utilities/Trenching	Excavators	1	10.00	158	0.38
Drainage/Utilities/Trenching	Forklifts	1	10.00	89	0.20
Drainage/Utilities/Trenching	Tractors/Loaders/Backhoes	2	10.00	97	0.37
Grading/Excavaton	Bore/Drill Rigs	1	10.00	221	0.50
Grading/Excavaton	Cranes	1	10.00	231	0.29
Grading/Excavaton	Crawler Tractors	2	10.00	212	0.43
Grading/Excavaton	Excavators	2	10.00	158	0.38
Grading/Excavaton	Forklifts	1	10.00	89	0.20
Grading/Excavaton	Graders	1	10.00	187	0.41
Grading/Excavaton	Rubber Tired Dozers	0	8.00	247	0.40
Grading/Excavaton	Sweepers/Scrubbers	1	10.00	64	0.46
Grading/Excavaton	Tractors/Loaders/Backhoes	3	10.00	97	0.37
Grading/Excavaton	Tractors/Loaders/Backhoes	4	10.00	97	0.37
Foundation/Parking Garage	Aerial Lifts	1	10.00	63	0.31
Foundation/Parking Garage	Air Compressors	2	10.00	78	0.48

Foundation/Parking Garage	Cranes	1	9.00	231	0.29
Foundation/Parking Garage	Forklifts	2	10.00	89	0.20
Foundation/Parking Garage	Generator Sets	4	10.00	84	0.74
Foundation/Parking Garage	Pumps	5	10.00	84	0.74
Foundation/Parking Garage	Sweepers/Scrubbers	1	10.00	64	0.46
Foundation/Parking Garage	Tractors/Loaders/Backhoes	0	7.00	97	0.37
Foundation/Parking Garage	Welders	0	8.00	46	0.45
Building Construction	Aerial Lifts	6	10.00	63	0.31
Building Construction	Air Compressors	4	10.00	78	0.48
Building Construction	Concrete/Industrial Saws	2	10.00	81	0.73
Building Construction	Cranes	4	9.00	231	0.29
Building Construction	Forklifts	4	10.00	89	0.20
Building Construction	Generator Sets	0	8.00	84	0.74
Building Construction	Pumps	4	10.00	84	0.74
Building Construction	Rubber Tired Loaders	1	10.00	203	0.36
Building Construction	Sweepers/Scrubbers	1	10.00	64	0.46
Building Construction	Tractors/Loaders/Backhoes	0	7.00	97	0.37
Building Construction	Welders	0	8.00	46	0.45
Architectural Coating		0		0	
Architectural Coating	Air Compressors	0	6.00	78	0.48
Paving	Air Compressors	1	10.00	78	0.48
Paving	Concrete/Industrial Saws	1	10.00	81	0.73
Paving	Graders	1	10.00	187	0.41
Paving	Pavers	0	8.00	130	0.42
Paving	Paving Equipment	1	10.00	132	0.36
Paving	Rollers	2	10.00	80	0.38
Paving	Surfacing Equipment	1	10.00	263	0.30
Paving	Tractors/Loaders/Backhoes	1	10.00	97	0.37

3.1 Mitigation Measures Construction

Use Soil Stabilizer

Water Exposed Area

Reduce Vehicle Speed on Unpaved Roads

3.2 Demolition/Site Preparation - 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					
Fugitive Dust					0.4883	0.0000	0.4883	0.0739	0.0000	0.0739	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Off-Road	0.2110	1.9655	1.8700	3.5000e-003		0.1009	0.1009		0.0959	0.0959	0.0000	305.3907	305.3907	0.0730	0.0000	307.2158
Total	**0.2110**	**1.9655**	**1.8700**	**3.5000e-003**	**0.4883**	**0.1009**	**0.5892**	**0.0739**	**0.0959**	**0.1699**	**0.0000**	**305.3907**	**305.3907**	**0.0730**	**0.0000**	**307.2158**

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					0.1905	0.0000	0.1905	0.0288	0.0000	0.0288	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Off-Road	0.2110	1.9655	1.8700	3.5000e-003		0.1009	0.1009		0.0959	0.0959	0.0000	305.3904	305.3904	0.0730	0.0000	307.2154
Total	**0.2110**	**1.9655**	**1.8700**	**3.5000e-003**	**0.1905**	**0.1009**	**0.2913**	**0.0288**	**0.0959**	**0.1248**	**0.0000**	**305.3904**	**305.3904**	**0.0730**	**0.0000**	**307.2154**

3.3 Drainage/Utilities/Trenching - 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	0.0581	0.5049	0.5676	8.7000e-004		0.0310	0.0310		0.0295	0.0295	0.0000	75.4420	75.4420	0.0160	0.0000	75.8424
Total	**0.0581**	**0.5049**	**0.5676**	**8.7000e-004**		**0.0310**	**0.0310**		**0.0295**	**0.0295**	**0.0000**	**75.4420**	**75.4420**	**0.0160**	**0.0000**	**75.8424**

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	0.0581	0.5049	0.5676	8.7000e-004		0.0310	0.0310		0.0295	0.0295	0.0000	75.4419	75.4419	0.0160	0.0000	75.8423
Total	**0.0581**	**0.5049**	**0.5676**	**8.7000e-004**		**0.0310**	**0.0310**		**0.0295**	**0.0295**	**0.0000**	**75.4419**	**75.4419**	**0.0160**	**0.0000**	**75.8423**

3.4 Grading/Excavaton - 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					
Fugitive Dust					0.0329	0.0000	0.0329	4.8600e-003	0.0000	4.8600e-003	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Off-Road	0.8109	9.1312	6.2800	0.0126		0.4344	0.4344		0.3996	0.3996	0.0000	1,107.9815	1,107.9815	0.3583	0.0000	1,116.9401
Total	**0.8109**	**9.1312**	**6.2800**	**0.0126**	**0.0329**	**0.4344**	**0.4673**	**4.8600e-003**	**0.3996**	**0.4045**	**0.0000**	**1,107.9815**	**1,107.9815**	**0.3583**	**0.0000**	**1,116.9401**

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					0.0128	0.0000	0.0128	1.9000e-003	0.0000	1.9000e-003	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Off-Road	0.8109	9.1312	6.2800	0.0126		0.4344	0.4344		0.3996	0.3996	0.0000	1,107.9802	1,107.9802	0.3583	0.0000	1,116.9388
Total	**0.8109**	**9.1312**	**6.2800**	**0.0126**	**0.0128**	**0.4344**	**0.4472**	**1.9000e-003**	**0.3996**	**0.4015**	**0.0000**	**1,107.9802**	**1,107.9802**	**0.3583**	**0.0000**	**1,116.9388**

3.4 Grading/Excavaton - 2021

Unmitigated Construction On-Site

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	tons/yr										MT/yr					
Fugitive Dust					0.0329	0.0000	0.0329	4.8600e-003	0.0000	4.8600e-003	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Off-Road	0.0762	0.8496	0.6331	1.2900e-003		0.0390	0.0390		0.0359	0.0359	0.0000	113.2591	113.2591	0.0366	0.0000	114.1748
Total	**0.0762**	**0.8496**	**0.6331**	**1.2900e-003**	**0.0329**	**0.0390**	**0.0719**	**4.8600e-003**	**0.0359**	**0.0407**	**0.0000**	**113.2591**	**113.2591**	**0.0366**	**0.0000**	**114.1748**

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					0.0128	0.0000	0.0128	1.9000e-003	0.0000	1.9000e-003	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Off-Road	0.0762	0.8496	0.6331	1.2900e-003		0.0390	0.0390		0.0359	0.0359	0.0000	113.2590	113.2590	0.0366	0.0000	114.1747
Total	**0.0762**	**0.8496**	**0.6331**	**1.2900e-003**	**0.0128**	**0.0390**	**0.0518**	**1.9000e-003**	**0.0359**	**0.0378**	**0.0000**	**113.2590**	**113.2590**	**0.0366**	**0.0000**	**114.1747**

3.5 Foundation/Parking Garage - 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	0.1442	1.2488	1.2326	2.1400e-003		0.0729	0.0729		0.0716	0.0716	0.0000	184.4540	184.4540	0.0189	0.0000	184.9266
Total	**0.1442**	**1.2488**	**1.2326**	**2.1400e-003**		**0.0729**	**0.0729**		**0.0716**	**0.0716**	**0.0000**	**184.4540**	**184.4540**	**0.0189**	**0.0000**	**184.9266**

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	0.1442	1.2488	1.2326	2.1400e-003		0.0729	0.0729		0.0716	0.0716	0.0000	184.4538	184.4538	0.0189	0.0000	184.9264
Total	**0.1442**	**1.2488**	**1.2326**	**2.1400e-003**		**0.0729**	**0.0729**		**0.0716**	**0.0716**	**0.0000**	**184.4538**	**184.4538**	**0.0189**	**0.0000**	**184.9264**

3.5 Foundation/Parking Garage - 2021

Unmitigated Construction On-Site

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	tons/yr										MT/yr					
Off-Road	0.6346	5.5607	5.9943	0.0105		0.3056	0.3056		0.3002	0.3002	0.0000	905.1066	905.1066	0.0884	0.0000	907.3175
Total	**0.6346**	**5.5607**	**5.9943**	**0.0105**		**0.3056**	**0.3056**		**0.3002**	**0.3002**	**0.0000**	**905.1066**	**905.1066**	**0.0884**	**0.0000**	**907.3175**

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	0.6346	5.5607	5.9943	0.0105		0.3056	0.3056		0.3002	0.3002	0.0000	905.1055	905.1055	0.0884	0.0000	907.3164
Total	**0.6346**	**5.5607**	**5.9943**	**0.0105**		**0.3056**	**0.3056**		**0.3002**	**0.3002**	**0.0000**	**905.1055**	**905.1055**	**0.0884**	**0.0000**	**907.3164**

3.6 Building Construction - 2021

Unmitigated Construction On-Site

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	tons/yr										MT/yr					
Off-Road	0.8137	7.6385	7.0106	0.0131		0.3836	0.3836		0.3691	0.3691	0.0000	1,133.2554	1,133.2554	0.2053	0.0000	1,138.3878
Total	**0.8137**	**7.6385**	**7.0106**	**0.0131**		**0.3836**	**0.3836**		**0.3691**	**0.3691**	**0.0000**	**1,133.2554**	**1,133.2554**	**0.2053**	**0.0000**	**1,138.3878**

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	0.8137	7.6385	7.0106	0.0131		0.3836	0.3836		0.3691	0.3691	0.0000	1,133.2541	1,133.2541	0.2053	0.0000	1,138.3864
Total	**0.8137**	**7.6385**	**7.0106**	**0.0131**		**0.3836**	**0.3836**		**0.3691**	**0.3691**	**0.0000**	**1,133.2541**	**1,133.2541**	**0.2053**	**0.0000**	**1,138.3864**

3.6 Building Construction - 2022

Unmitigated Construction On-Site

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	tons/yr										MT/yr					
Off-Road	1.1175	10.2629	10.4403	0.0197		0.4985	0.4985		0.4799	0.4799	0.0000	1,705.4670	1,705.4670	0.3057	0.0000	1,713.1104
Total	**1.1175**	**10.2629**	**10.4403**	**0.0197**		**0.4985**	**0.4985**		**0.4799**	**0.4799**	**0.0000**	**1,705.4670**	**1,705.4670**	**0.3057**	**0.0000**	**1,713.1104**

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	1.1175	10.2629	10.4403	0.0197		0.4985	0.4985		0.4799	0.4799	0.0000	1,705.4649	1,705.4649	0.3057	0.0000	1,713.1084
Total	**1.1175**	**10.2629**	**10.4403**	**0.0197**		**0.4985**	**0.4985**		**0.4799**	**0.4799**	**0.0000**	**1,705.4649**	**1,705.4649**	**0.3057**	**0.0000**	**1,713.1084**

3.6 Building Construction - 2023

Unmitigated Construction On-Site

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	tons/yr										MT/yr					
Off-Road	1.0406	9.4114	10.3425	0.0196		0.4363	0.4363		0.4197	0.4197	0.0000	1,699.9932	1,699.9932	0.2999	0.0000	1,707.4912
Total	**1.0406**	**9.4114**	**10.3425**	**0.0196**		**0.4363**	**0.4363**		**0.4197**	**0.4197**	**0.0000**	**1,699.9932**	**1,699.9932**	**0.2999**	**0.0000**	**1,707.4912**

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	1.0406	9.4114	10.3425	0.0196		0.4363	0.4363		0.4197	0.4197	0.0000	1,699.9912	1,699.9912	0.2999	0.0000	1,707.4892
Total	**1.0406**	**9.4114**	**10.3425**	**0.0196**		**0.4363**	**0.4363**		**0.4197**	**0.4197**	**0.0000**	**1,699.9912**	**1,699.9912**	**0.2999**	**0.0000**	**1,707.4892**

3.6 Building Construction - 2024

Unmitigated Construction On-Site

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	tons/yr										MT/yr					
Off-Road	0.9849	8.8090	10.3521	0.0197		0.3875	0.3875		0.3725	0.3725	0.0000	1,710.8742	1,710.8742	0.2997	0.0000	1,718.3678
Total	**0.9849**	**8.8090**	**10.3521**	**0.0197**		**0.3875**	**0.3875**		**0.3725**	**0.3725**	**0.0000**	**1,710.8742**	**1,710.8742**	**0.2997**	**0.0000**	**1,718.3678**

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	0.9849	8.8090	10.3521	0.0197		0.3875	0.3875		0.3725	0.3725	0.0000	1,710.8722	1,710.8722	0.2997	0.0000	1,718.3658
Total	**0.9849**	**8.8090**	**10.3521**	**0.0197**		**0.3875**	**0.3875**		**0.3725**	**0.3725**	**0.0000**	**1,710.8722**	**1,710.8722**	**0.2997**	**0.0000**	**1,718.3658**

3.6 Building Construction - 2025

Unmitigated Construction On-Site

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	tons/yr										MT/yr					
Off-Road	0.3179	2.7996	3.5442	6.7800e-003		0.1163	0.1163		0.1116	0.1116	0.0000	588.4645	588.4645	0.1022	0.0000	591.0181
Total	**0.3179**	**2.7996**	**3.5442**	**6.7800e-003**		**0.1163**	**0.1163**		**0.1116**	**0.1116**	**0.0000**	**588.4645**	**588.4645**	**0.1022**	**0.0000**	**591.0181**

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	0.3179	2.7996	3.5442	6.7800e-003		0.1163	0.1163		0.1116	0.1116	0.0000	588.4638	588.4638	0.1022	0.0000	591.0174
Total	**0.3179**	**2.7996**	**3.5442**	**6.7800e-003**		**0.1163**	**0.1163**		**0.1116**	**0.1116**	**0.0000**	**588.4638**	**588.4638**	**0.1022**	**0.0000**	**591.0174**

3.7 Architectural Coating - 2022

Unmitigated Construction On-Site

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	tons/yr										MT/yr					
Archit. Coating	2.3166					0.0000	0.0000		0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Off-Road	0.0000	0.0000	0.0000	0.0000		0.0000	0.0000		0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Total	**2.3166**	**0.0000**	**0.0000**	**0.0000**		**0.0000**	**0.0000**		**0.0000**	**0.0000**	**0.0000**	**0.0000**	**0.0000**	**0.0000**	**0.0000**	**0.0000**

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	2.3166					0.0000	0.0000		0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Off-Road	0.0000	0.0000	0.0000	0.0000		0.0000	0.0000		0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Total	**2.3166**	**0.0000**	**0.0000**	**0.0000**		**0.0000**	**0.0000**		**0.0000**	**0.0000**	**0.0000**	**0.0000**	**0.0000**	**0.0000**	**0.0000**	**0.0000**

3.7 Architectural Coating - 2023

Unmitigated Construction On-Site

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	tons/yr										MT/yr					
Archit. Coating	2.9144					0.0000	0.0000		0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Off-Road	0.0000	0.0000	0.0000	0.0000		0.0000	0.0000		0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Total	**2.9144**	**0.0000**	**0.0000**	**0.0000**		**0.0000**	**0.0000**		**0.0000**	**0.0000**	**0.0000**	**0.0000**	**0.0000**	**0.0000**	**0.0000**	**0.0000**

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	2.9144					0.0000	0.0000		0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Off-Road	0.0000	0.0000	0.0000	0.0000		0.0000	0.0000		0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Total	**2.9144**	**0.0000**	**0.0000**	**0.0000**		**0.0000**	**0.0000**		**0.0000**	**0.0000**	**0.0000**	**0.0000**	**0.0000**	**0.0000**	**0.0000**	**0.0000**

3.7 Architectural Coating - 2024

Unmitigated Construction On-Site

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	tons/yr										MT/yr					
Archit. Coating	2.9331					0.0000	0.0000		0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Off-Road	0.0000	0.0000	0.0000	0.0000		0.0000	0.0000		0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Total	**2.9331**	**0.0000**	**0.0000**	**0.0000**		**0.0000**	**0.0000**		**0.0000**	**0.0000**	**0.0000**	**0.0000**	**0.0000**	**0.0000**	**0.0000**	**0.0000**

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	2.9331					0.0000	0.0000		0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Off-Road	0.0000	0.0000	0.0000	0.0000		0.0000	0.0000		0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Total	**2.9331**	**0.0000**	**0.0000**	**0.0000**		**0.0000**	**0.0000**		**0.0000**	**0.0000**	**0.0000**	**0.0000**	**0.0000**	**0.0000**	**0.0000**	**0.0000**

3.7 Architectural Coating - 2025

Unmitigated Construction On-Site

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	tons/yr										MT/yr					
Archit. Coating	0.4017					0.0000	0.0000		0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Off-Road	0.0000	0.0000	0.0000	0.0000		0.0000	0.0000		0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Total	**0.4017**	**0.0000**	**0.0000**	**0.0000**		**0.0000**	**0.0000**		**0.0000**	**0.0000**	**0.0000**	**0.0000**	**0.0000**	**0.0000**	**0.0000**	**0.0000**

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	0.4017					0.0000	0.0000		0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Off-Road	0.0000	0.0000	0.0000	0.0000		0.0000	0.0000		0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Total	**0.4017**	**0.0000**	**0.0000**	**0.0000**		**0.0000**	**0.0000**		**0.0000**	**0.0000**	**0.0000**	**0.0000**	**0.0000**	**0.0000**	**0.0000**	**0.0000**

3.8 Paving - 2023

Unmitigated Construction On-Site

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	tons/yr										MT/yr					
Off-Road	0.0792	0.7715	0.7933	1.6000e-003		0.0347	0.0347		0.0327	0.0327	0.0000	139.5927	139.5927	0.0346	0.0000	140.4583
Paving	0.0000					0.0000	0.0000		0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Total	**0.0792**	**0.7715**	**0.7933**	**1.6000e-003**		**0.0347**	**0.0347**		**0.0327**	**0.0327**	**0.0000**	**139.5927**	**139.5927**	**0.0346**	**0.0000**	**140.4583**

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	0.0792	0.7715	0.7933	1.6000e-003		0.0347	0.0347		0.0327	0.0327	0.0000	139.5926	139.5926	0.0346	0.0000	140.4582
Paving	0.0000					0.0000	0.0000		0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Total	**0.0792**	**0.7715**	**0.7933**	**1.6000e-003**		**0.0347**	**0.0347**		**0.0327**	**0.0327**	**0.0000**	**139.5926**	**139.5926**	**0.0346**	**0.0000**	**140.4582**

670 Mesquit Project w/ Tier4 Final Mitigation - South Coast AQMD Air District, Annual

670 Mesquit Project w/ Tier4 Final Mitigation

South Coast AQMD Air District, Annual

1.0 Project Characteristics

1.1 Land Usage

Land Uses	Size	Metric	Lot Acreage	Floor Surface Area	Population
General Office Building	944.05	1000sqft	1.00	944,055.00	0
User Defined Commercial	93.62	User Defined Unit	0.20	0.00	0
Enclosed Parking with Elevator	2,000.00	Space	0.25	800,000.00	0
City Park	3.26	Acre	3.26	141,876.00	0
Health Club	62.15	1000sqft	0.25	62,148.00	0
High Turnover (Sit Down Restaurant)	44.79	1000sqft	0.50	44,788.00	0
Hotel	236.00	Room	0.50	158,647.00	0
Quality Restaurant	73.65	1000sqft	1.00	73,646.00	0
User Defined Recreational	3.03	User Defined Unit	0.00	132,000.00	0
Apartments High Rise	308.00	Dwelling Unit	0.50	307,907.00	749
Regional Shopping Center	79.24	1000sqft	0.30	79,240.00	0
Supermarket	28.05	1000sqft	0.50	28,054.00	0
User Defined Retail	800.00	User Defined Unit	0.00	0.00	0

1.2 Other Project Characteristics

Urbanization	Urban	**Wind Speed (m/s)**	2.2	**Precipitation Freq (Days)**	31
Climate Zone	12			**Operational Year**	2025
Utility Company	Los Angeles Department of Water & Power				
CO2 Intensity (lb/MWhr)	1227.89	**CH4 Intensity (lb/MWhr)**	0.029	**N2O Intensity (lb/MWhr)**	0.006

1.3 User Entered Comments & Non-Default Data

Project Characteristics -

Land Use - MCC data 10/26

Construction Phase - MCC

Off-road Equipment - MCC

Off-road Equipment - MCC

Off-road Equipment - MCC

Off-road Equipment - MCC

Off-road Equipment - Crane = 7*10/8

Off-road Equipment - MCC

Off-road Equipment - MCC

Trips and VMT - MCC Truck spreadsheets

Demolition -

Grading - MCC

Vehicle Trips - mcc

Woodstoves - No fireplaces

Land Use Change -

Sequestration -

Construction Off-road Equipment Mitigation - Project with Construction Mitigation for Off-Road Eqpt

Table Name	Column Name	Default Value	New Value
tblArchitecturalCoating	ConstArea_Nonresidential_Exterior	695,289.00	808,098.00
tblArchitecturalCoating	ConstArea_Nonresidential_Interior	2,085,867.00	2,424,293.00
tblAreaCoating	Area_Nonresidential_Exterior	695289	788802
tblAreaCoating	Area_Nonresidential_Interior	2085867	2366405
tblAreaCoating	Area_Residential_Exterior	207837	207900
tblAreaCoating	Area_Residential_Interior	623512	623700
tblConstDustMitigation	WaterUnpavedRoadVehicleSpeed	0	15
tblConstEquipMitigation	NumberOfEquipmentMitigated	0.00	7.00
tblConstEquipMitigation	NumberOfEquipmentMitigated	0.00	10.00
tblConstEquipMitigation	NumberOfEquipmentMitigated	0.00	1.00
tblConstEquipMitigation	NumberOfEquipmentMitigated	0.00	8.00
tblConstEquipMitigation	NumberOfEquipmentMitigated	0.00	6.00
tblConstEquipMitigation	NumberOfEquipmentMitigated	0.00	2.00
tblConstEquipMitigation	NumberOfEquipmentMitigated	0.00	1.00
tblConstEquipMitigation	NumberOfEquipmentMitigated	0.00	10.00
tblConstEquipMitigation	NumberOfEquipmentMitigated	0.00	10.00
tblConstEquipMitigation	NumberOfEquipmentMitigated	0.00	4.00
tblConstEquipMitigation	NumberOfEquipmentMitigated	0.00	2.00
tblConstEquipMitigation	NumberOfEquipmentMitigated	0.00	1.00
tblConstEquipMitigation	NumberOfEquipmentMitigated	0.00	9.00
tblConstEquipMitigation	NumberOfEquipmentMitigated	0.00	2.00
tblConstEquipMitigation	NumberOfEquipmentMitigated	0.00	3.00
tblConstEquipMitigation	NumberOfEquipmentMitigated	0.00	1.00
tblConstEquipMitigation	NumberOfEquipmentMitigated	0.00	4.00
tblConstEquipMitigation	NumberOfEquipmentMitigated	0.00	15.00
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tblConstEquipMitigation	Tier	No Change	Tier 4 Final
tblConstEquipMitigation	Tier	No Change	Tier 4 Final
tblConstEquipMitigation	Tier	No Change	Tier 4 Final

tblConstEquipMitigation	Tier	No Change	Tier 4 Final
tblConstEquipMitigation	Tier	No Change	Tier 4 Final
tblConstEquipMitigation	Tier	No Change	Tier 4 Final
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tblConstructionPhase	NumDays	20.00	917.00
tblConstructionPhase	NumDays	230.00	254.00
tblConstructionPhase	NumDays	230.00	1,255.00
tblConstructionPhase	NumDays	20.00	47.00
tblConstructionPhase	NumDays	20.00	302.00
tblConstructionPhase	NumDays	20.00	71.00
tblConstructionPhase	NumDaysWeek	5.00	6.00
tblConstructionPhase	NumDaysWeek	5.00	6.00
tblConstructionPhase	NumDaysWeek	5.00	6.00
tblConstructionPhase	NumDaysWeek	5.00	6.00
tblConstructionPhase	NumDaysWeek	5.00	6.00
tblConstructionPhase	NumDaysWeek	5.00	6.00
tblConstructionPhase	NumDaysWeek	5.00	6.00

tblFireplaces	FireplaceWoodMass	1,019.20	0.00
tblFireplaces	NumberGas	261.80	0.00
tblFireplaces	NumberNoFireplace	30.80	308.00
tblFireplaces	NumberWood	15.40	0.00
tblGrading	AcresOfGrading	566.25	5.45
tblGrading	MaterialExported	0.00	531,319.00
tblLandUse	LandUseSquareFeet	944,050.00	944,055.00
tblLandUse	LandUseSquareFeet	142,005.60	141,876.00
tblLandUse	LandUseSquareFeet	62,150.00	62,148.00
tblLandUse	LandUseSquareFeet	44,790.00	44,788.00
tblLandUse	LandUseSquareFeet	342,672.00	158,647.00
tblLandUse	LandUseSquareFeet	0.00	132,000.00
tblLandUse	LandUseSquareFeet	308,000.00	307,907.00
tblLandUse	LandUseSquareFeet	28,050.00	28,054.00
tblLandUse	LotAcreage	21.67	1.00
tblLandUse	LotAcreage	0.00	0.20
tblLandUse	LotAcreage	18.00	0.25
tblLandUse	LotAcreage	1.43	0.25
tblLandUse	LotAcreage	1.03	0.50
tblLandUse	LotAcreage	7.87	0.50
tblLandUse	LotAcreage	1.69	1.00
tblLandUse	LotAcreage	4.97	0.50
tblLandUse	LotAcreage	1.82	0.30
tblLandUse	LotAcreage	0.64	0.50
tblLandUse	Population	881.00	749.00
tblOffRoadEquipment	HorsePower	97.00	203.00
tblOffRoadEquipment	LoadFactor	0.37	0.36
tblOffRoadEquipment	OffRoadEquipmentUnitAmount	1.00	4.00
tblOffRoadEquipment	OffRoadEquipmentUnitAmount	3.00	4.00
tblOffRoadEquipment	OffRoadEquipmentUnitAmount	2.00	0.00

tblOffRoadEquipment	OffRoadEquipmentUnitAmount	1.00	2.00
tblOffRoadEquipment	OffRoadEquipmentUnitAmount	1.00	0.00
tblOffRoadEquipment	OffRoadEquipmentUnitAmount	3.00	4.00
tblOffRoadEquipment	OffRoadEquipmentUnitAmount	3.00	2.00
tblOffRoadEquipment	OffRoadEquipmentUnitAmount	1.00	4.00
tblOffRoadEquipment	OffRoadEquipmentUnitAmount	3.00	0.00
tblOffRoadEquipment	OffRoadEquipmentUnitAmount	1.00	0.00
tblOffRoadEquipment	OffRoadEquipmentUnitAmount	1.00	4.00
tblOffRoadEquipment	OffRoadEquipmentUnitAmount	3.00	4.00
tblOffRoadEquipment	OffRoadEquipmentUnitAmount	1.00	0.00
tblOffRoadEquipment	OffRoadEquipmentUnitAmount	3.00	0.00
tblOffRoadEquipment	OffRoadEquipmentUnitAmount	1.00	0.00
tblOffRoadEquipment	OffRoadEquipmentUnitAmount	1.00	0.00
tblOffRoadEquipment	OffRoadEquipmentUnitAmount	2.00	0.00
tblOffRoadEquipment	OffRoadEquipmentUnitAmount	2.00	1.00
tblOffRoadEquipment	UsageHours	8.00	10.00
tblOffRoadEquipment	UsageHours	8.00	10.00
tblOffRoadEquipment	UsageHours	8.00	10.00
tblOffRoadEquipment	UsageHours	8.00	10.00
tblOffRoadEquipment	UsageHours	8.00	10.00
tblOffRoadEquipment	UsageHours	8.00	10.00
tblOffRoadEquipment	UsageHours	8.00	10.00
tblOffRoadEquipment	UsageHours	7.00	9.00
tblOffRoadEquipment	UsageHours	8.00	10.00
tblOffRoadEquipment	UsageHours	8.00	10.00
tblOffRoadEquipment	UsageHours	7.00	9.00
tblOffRoadEquipment	UsageHours	8.00	10.00
tblOffRoadEquipment	UsageHours	8.00	10.00
tblOffRoadEquipment	UsageHours	8.00	10.00
tblSequestration	NumberOfNewTrees	0.00	115.00

tblSolidWaste	SolidWasteGenerationRate	67.21	69.94
tblTripsAndVMT	HaulingTripLength	20.00	25.00
tblTripsAndVMT	HaulingTripLength	20.00	21.00
tblTripsAndVMT	HaulingTripNumber	4,513.00	0.00
tblTripsAndVMT	HaulingTripNumber	66,415.00	0.00
tblTripsAndVMT	VendorTripNumber	394.00	0.00
tblTripsAndVMT	VendorTripNumber	394.00	0.00
tblTripsAndVMT	VendorVehicleClass	HDT_Mix	MHDT
tblTripsAndVMT	VendorVehicleClass	HDT_Mix	MHDT
tblTripsAndVMT	VendorVehicleClass	HDT_Mix	MHDT
tblTripsAndVMT	VendorVehicleClass	HDT_Mix	MHDT
tblTripsAndVMT	VendorVehicleClass	HDT_Mix	MHDT
tblTripsAndVMT	VendorVehicleClass	HDT_Mix	MHDT
tblTripsAndVMT	VendorVehicleClass	HDT_Mix	MHDT
tblTripsAndVMT	WorkerTripNumber	60.00	0.00
tblTripsAndVMT	WorkerTripNumber	15.00	0.00
tblTripsAndVMT	WorkerTripNumber	40.00	0.00
tblTripsAndVMT	WorkerTripNumber	1,041.00	0.00
tblTripsAndVMT	WorkerTripNumber	1,041.00	0.00
tblTripsAndVMT	WorkerTripNumber	208.00	0.00
tblTripsAndVMT	WorkerTripNumber	20.00	0.00
tblVehicleTrips	CC_TL	8.40	6.60
tblVehicleTrips	CC_TL	8.40	6.60
tblVehicleTrips	CC_TL	8.40	6.60
tblVehicleTrips	CC_TL	8.40	6.60
tblVehicleTrips	CC_TL	8.40	6.60
tblVehicleTrips	CC_TL	8.40	6.60
tblVehicleTrips	CC_TL	8.40	6.60
tblVehicleTrips	CC_TL	8.40	6.60
tblVehicleTrips	CC_TL	8.40	6.60

tblVehicleTrips	CC_TL	8.40	6.60
tblVehicleTrips	CC_TL	8.40	6.60
tblVehicleTrips	CC_TL	8.40	6.60
tblVehicleTrips	CC_TTP	48.00	0.00
tblVehicleTrips	CC_TTP	0.00	64.10
tblVehicleTrips	CC_TTP	0.00	64.10
tblVehicleTrips	CC_TTP	0.00	64.70
tblVehicleTrips	CNW_TL	6.90	5.40
tblVehicleTrips	CNW_TL	6.90	5.40
tblVehicleTrips	CNW_TL	6.90	5.40
tblVehicleTrips	CNW_TL	6.90	5.40
tblVehicleTrips	CNW_TL	6.90	5.40
tblVehicleTrips	CNW_TL	6.90	5.40
tblVehicleTrips	CNW_TL	6.90	5.40
tblVehicleTrips	CNW_TTP	19.00	0.00
tblVehicleTrips	CNW_TTP	0.00	19.00
tblVehicleTrips	CNW_TTP	0.00	19.00
tblVehicleTrips	CNW_TTP	0.00	19.00
tblVehicleTrips	CW_TL	16.60	13.10
tblVehicleTrips	CW_TL	16.60	13.10
tblVehicleTrips	CW_TL	16.60	13.10
tblVehicleTrips	CW_TL	16.60	13.10
tblVehicleTrips	CW_TL	16.60	13.10
tblVehicleTrips	CW_TL	16.60	13.10
tblVehicleTrips	CW_TL	16.60	13.10
tblVehicleTrips	CW_TL	16.60	13.10
tblVehicleTrips	CW_TL	16.60	13.10
tblVehicleTrips	CW_TL	16.60	13.10
tblVehicleTrips	CW_TL	16.60	13.10
tblVehicleTrips	CW_TL	16.60	13.10

tblVehicleTrips	CW_TTP	33.00	0.00
tblVehicleTrips	CW_TTP	0.00	16.90
tblVehicleTrips	CW_TTP	0.00	16.90
tblVehicleTrips	CW_TTP	0.00	16.30
tblVehicleTrips	DV_TP	28.00	0.00
tblVehicleTrips	DV_TP	0.00	19.00
tblVehicleTrips	DV_TP	0.00	39.00
tblVehicleTrips	DV_TP	0.00	30.00
tblVehicleTrips	HO_TL	8.70	6.90
tblVehicleTrips	HO_TTP	40.60	41.00
tblVehicleTrips	HS_TL	5.90	4.70
tblVehicleTrips	HS_TTP	19.20	19.00
tblVehicleTrips	HW_TL	14.70	11.60
tblVehicleTrips	HW_TTP	40.20	40.00
tblVehicleTrips	PB_TP	6.00	0.00
tblVehicleTrips	PB_TP	0.00	4.00
tblVehicleTrips	PB_TP	0.00	9.00
tblVehicleTrips	PB_TP	0.00	36.00
tblVehicleTrips	PR_TP	66.00	0.00
tblVehicleTrips	PR_TP	0.00	77.00
tblVehicleTrips	PR_TP	0.00	52.00
tblVehicleTrips	PR_TP	0.00	34.00
tblVehicleTrips	ST_TR	4.98	2.70
tblVehicleTrips	ST_TR	22.75	0.00
tblVehicleTrips	ST_TR	2.46	7.52
tblVehicleTrips	ST_TR	20.87	21.00
tblVehicleTrips	ST_TR	158.37	76.43
tblVehicleTrips	ST_TR	8.19	4.75
tblVehicleTrips	ST_TR	94.36	53.59
tblVehicleTrips	ST_TR	49.97	41.86

tblVehicleTrips	ST_TR	177.59	68.08
tblVehicleTrips	ST_TR	0.00	25.17
tblVehicleTrips	ST_TR	0.00	21.50
tblVehicleTrips	ST_TR	0.00	0.59
tblVehicleTrips	SU_TR	3.65	2.70
tblVehicleTrips	SU_TR	16.74	0.00
tblVehicleTrips	SU_TR	1.05	7.52
tblVehicleTrips	SU_TR	26.73	21.00
tblVehicleTrips	SU_TR	131.84	76.43
tblVehicleTrips	SU_TR	5.95	4.75
tblVehicleTrips	SU_TR	72.16	53.59
tblVehicleTrips	SU_TR	25.24	41.86
tblVehicleTrips	SU_TR	166.44	68.08
tblVehicleTrips	SU_TR	0.00	25.17
tblVehicleTrips	SU_TR	0.00	21.50
tblVehicleTrips	SU_TR	0.00	0.59
tblVehicleTrips	WD_TR	4.20	2.70
tblVehicleTrips	WD_TR	1.89	0.00
tblVehicleTrips	WD_TR	11.03	7.52
tblVehicleTrips	WD_TR	32.93	21.00
tblVehicleTrips	WD_TR	127.15	76.43
tblVehicleTrips	WD_TR	8.17	4.75
tblVehicleTrips	WD_TR	89.95	53.59
tblVehicleTrips	WD_TR	42.70	41.86
tblVehicleTrips	WD_TR	102.24	68.08
tblVehicleTrips	WD_TR	0.00	25.17
tblVehicleTrips	WD_TR	0.00	21.50
tblVehicleTrips	WD_TR	0.00	0.59
tblWater	IndoorWaterUseRate	22,355,257.92	23,265,859.06
tblWater	OutdoorWaterUseRate	1,426,931.36	1,485,054.83

tblWoodstoves	NumberCatalytic	15.40	0.00
tblWoodstoves	NumberNoncatalytic	15.40	0.00
tblWoodstoves	WoodstoveWoodMass	999.60	0.00

2.0 Emissions Summary

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					
2020	1.2241	12.8504	9.9502	0.0191	0.5213	0.6391	1.1604	0.0788	0.5967	0.6755	0.0000	1,673.2682	1,673.2682	0.4663	0.0000	1,684.9248
2021	1.5244	14.0488	13.6380	0.0248	0.0329	0.7282	0.7611	4.8600e-003	0.7052	0.7101	0.0000	2,151.6211	2,151.6211	0.3304	0.0000	2,159.8801
2022	3.4340	10.2629	10.4403	0.0197	0.0000	0.4985	0.4985	0.0000	0.4799	0.4799	0.0000	1,705.4670	1,705.4670	0.3057	0.0000	1,713.1104
2023	4.0342	10.1830	11.1358	0.0212	0.0000	0.4710	0.4710	0.0000	0.4524	0.4524	0.0000	1,839.5859	1,839.5859	0.3345	0.0000	1,847.9495
2024	3.9179	8.8090	10.3521	0.0197	0.0000	0.3875	0.3875	0.0000	0.3725	0.3725	0.0000	1,710.8742	1,710.8742	0.2997	0.0000	1,718.3678
2025	0.7196	2.7996	3.5442	6.7800e-003	0.0000	0.1163	0.1163	0.0000	0.1116	0.1116	0.0000	588.4645	588.4645	0.1022	0.0000	591.0181
Maximum	**4.0342**	**14.0488**	**13.6380**	**0.0248**	**0.5213**	**0.7282**	**1.1604**	**0.0788**	**0.7052**	**0.7101**	**0.0000**	**2,151.6211**	**2,151.6211**	**0.4663**	**0.0000**	**2,159.8801**

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					
2020	0.2349	1.3009	11.7122	0.0191	0.2033	0.0303	0.2336	0.0307	0.0303	0.0610	0.0000	1,673.2662	1,673.2662	0.4663	0.0000	1,684.9228
2021	0.2964	2.3037	15.0854	0.0248	0.0128	0.0359	0.0487	1.9000e-003	0.0359	0.0377	0.0000	2,151.6185	2,151.6185	0.3304	0.0000	2,159.8775
2022	2.5640	2.1953	11.7615	0.0197	0.0000	0.0290	0.0290	0.0000	0.0290	0.0290	0.0000	1,705.4649	1,705.4649	0.3057	0.0000	1,713.1084
2023	3.1796	2.2690	12.6891	0.0212	0.0000	0.0313	0.0313	0.0000	0.0313	0.0313	0.0000	1,839.5837	1,839.5837	0.3345	0.0000	1,847.9473
2024	3.1813	2.2024	11.7991	0.0197	0.0000	0.0290	0.0290	0.0000	0.0290	0.0290	0.0000	1,710.8722	1,710.8722	0.2997	0.0000	1,718.3658
2025	0.4870	0.7575	4.0583	6.7800e-003	0.0000	9.9900e-003	9.9900e-003	0.0000	9.9900e-003	9.9900e-003	0.0000	588.4638	588.4638	0.1022	0.0000	591.0174
Maximum	**3.1813**	**2.3037**	**15.0854**	**0.0248**	**0.2033**	**0.0359**	**0.2336**	**0.0307**	**0.0359**	**0.0610**	**0.0000**	**2,151.6185**	**2,151.6185**	**0.4663**	**0.0000**	**2,159.8775**

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio-CO2	Total CO2	CH4	N20	CO2e
Percent Reduction	**33.06**	**81.29**	**-13.62**	**0.00**	**61.00**	**94.17**	**88.76**	**61.00**	**93.91**	**92.93**	**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	**1-6-2020**	**4-5-2020**	4.2304	0.4638
2	**4-6-2020**	**7-5-2020**	2.8302	0.2995
3	**7-6-2020**	**10-5-2020**	2.8613	0.3028
4	**10-6-2020**	**1-5-2021**	4.3617	0.4970
5	**1-6-2021**	**4-5-2021**	3.0585	0.4100
6	**4-6-2021**	**7-5-2021**	4.4845	0.7428
7	**7-6-2021**	**10-5-2021**	4.7144	0.8273
8	**10-6-2021**	**1-5-2022**	3.1861	0.6154
9	**1-6-2022**	**4-5-2022**	2.9570	0.7542
10	**4-6-2022**	**7-5-2022**	3.5646	1.3373
11	**7-6-2022**	**10-5-2022**	3.6038	1.3520
12	**10-6-2022**	**1-5-2023**	3.5915	1.3520

13	**1-6-2023**	**4-5-2023**	3.3049	1.3226
14	**4-6-2023**	**7-5-2023**	3.3416	1.3373
15	**7-6-2023**	**10-5-2023**	4.2205	1.4503
16	**10-6-2023**	**1-5-2024**	3.3684	1.3520
17	**1-6-2024**	**4-5-2024**	3.1615	1.3373
18	**4-6-2024**	**7-5-2024**	3.1615	1.3373
19	**7-6-2024**	**10-5-2024**	3.1962	1.3520
20	**10-6-2024**	**1-5-2025**	3.1862	1.3520
21	**1-6-2025**	**4-5-2025**	2.5871	0.9623
22	**4-6-2025**	**7-5-2025**	0.7670	0.2074
		Highest	4.7144	1.4503

3.0 Construction Detail

Construction Phase

Phase Number	Phase Name	Phase Type	Start Date	End Date	Num Days Week	Num Days	Phase Description
1	Demolition/Site Preparation	Demolition	1/6/2020	2/28/2020	6	47	
2	Drainage/Utilities/Trenching	Trenching	1/21/2020	3/30/2020	6	60	
3	Grading/Excavaton	Grading	2/17/2020	2/2/2021	6	302	
4	Foundation/Parking Garage	Building Construction	11/12/2020	9/3/2021	6	254	
5	Building Construction	Building Construction	5/4/2021	5/6/2025	6	1255	
6	Architectural Coating	Architectural Coating	3/18/2022	2/19/2025	6	917	
7	Paving	Paving	7/11/2023	9/30/2023	6	71	

Acres of Grading (Site Preparation Phase): 0

Acres of Grading (Grading Phase): 0

Acres of Paving: 0.25

Residential Indoor: 623,512; Residential Outdoor: 207,837; Non-Residential Indoor: 2,424,293; Non-Residential Outdoor: 808,098;

OffRoad Equipment

Phase Name	Offroad Equipment Type	Amount	Usage Hours	Horse Power	Load Factor
Demolition/Site Preparation	Air Compressors	2	10.00	78	0.48
Demolition/Site Preparation	Concrete/Industrial Saws	4	10.00	81	0.73
Demolition/Site Preparation	Crushing/Proc. Equipment	1	10.00	85	0.78
Demolition/Site Preparation	Excavators	4	10.00	158	0.38
Demolition/Site Preparation	Excavators	3	10.00	158	0.38
Demolition/Site Preparation	Forklifts	2	10.00	89	0.20
Demolition/Site Preparation	Rubber Tired Dozers	0	8.00	247	0.40
Demolition/Site Preparation	Rubber Tired Loaders	2	10.00	203	0.36
Demolition/Site Preparation	Sweepers/Scrubbers	1	10.00	64	0.46
Demolition/Site Preparation	Tractors/Loaders/Backhoes	2	10.00	97	0.37
Demolition/Site Preparation	Tractors/Loaders/Backhoes	3	10.00	203	0.36
Drainage/Utilities/Trenching	Air Compressors	1	10.00	78	0.48
Drainage/Utilities/Trenching	Concrete/Industrial Saws	1	10.00	81	0.73
Drainage/Utilities/Trenching	Excavators	1	10.00	158	0.38
Drainage/Utilities/Trenching	Forklifts	1	10.00	89	0.20
Drainage/Utilities/Trenching	Tractors/Loaders/Backhoes	2	10.00	97	0.37
Grading/Excavaton	Bore/Drill Rigs	1	10.00	221	0.50
Grading/Excavaton	Cranes	1	10.00	231	0.29
Grading/Excavaton	Crawler Tractors	2	10.00	212	0.43
Grading/Excavaton	Excavators	2	10.00	158	0.38
Grading/Excavaton	Forklifts	1	10.00	89	0.20
Grading/Excavaton	Graders	1	10.00	187	0.41
Grading/Excavaton	Rubber Tired Dozers	0	8.00	247	0.40
Grading/Excavaton	Sweepers/Scrubbers	1	10.00	64	0.46
Grading/Excavaton	Tractors/Loaders/Backhoes	3	10.00	97	0.37
Grading/Excavaton	Tractors/Loaders/Backhoes	4	10.00	97	0.37
Foundation/Parking Garage	Aerial Lifts	1	10.00	63	0.31
Foundation/Parking Garage	Air Compressors	2	10.00	78	0.48

Foundation/Parking Garage	Cranes	1	9.00	231	0.29
Foundation/Parking Garage	Forklifts	2	10.00	89	0.20
Foundation/Parking Garage	Generator Sets	4	10.00	84	0.74
Foundation/Parking Garage	Pumps	5	10.00	84	0.74
Foundation/Parking Garage	Sweepers/Scrubbers	1	10.00	64	0.46
Foundation/Parking Garage	Tractors/Loaders/Backhoes	0	7.00	97	0.37
Foundation/Parking Garage	Welders	0	8.00	46	0.45
Building Construction	Aerial Lifts	6	10.00	63	0.31
Building Construction	Air Compressors	4	10.00	78	0.48
Building Construction	Concrete/Industrial Saws	2	10.00	81	0.73
Building Construction	Cranes	4	9.00	231	0.29
Building Construction	Forklifts	4	10.00	89	0.20
Building Construction	Generator Sets	0	8.00	84	0.74
Building Construction	Pumps	4	10.00	84	0.74
Building Construction	Rubber Tired Loaders	1	10.00	203	0.36
Building Construction	Sweepers/Scrubbers	1	10.00	64	0.46
Building Construction	Tractors/Loaders/Backhoes	0	7.00	97	0.37
Building Construction	Welders	0	8.00	46	0.45
Architectural Coating		0		0	
Architectural Coating	Air Compressors	0	6.00	78	0.48
Paving	Air Compressors	1	10.00	78	0.48
Paving	Concrete/Industrial Saws	1	10.00	81	0.73
Paving	Graders	1	10.00	187	0.41
Paving	Pavers	0	8.00	130	0.42
Paving	Paving Equipment	1	10.00	132	0.36
Paving	Rollers	2	10.00	80	0.38
Paving	Surfacing Equipment	1	10.00	263	0.30
Paving	Tractors/Loaders/Backhoes	1	10.00	97	0.37

3.1 Mitigation Measures Construction

Use Cleaner Engines for Construction Equipment

Use Soil Stabilizer

Water Exposed Area

Reduce Vehicle Speed on Unpaved Roads

3.2 Demolition/Site Preparation - 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					
Fugitive Dust					0.4883	0.0000	0.4883	0.0739	0.0000	0.0739	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Off-Road	0.2110	1.9655	1.8700	3.5000e-003		0.1009	0.1009		0.0959	0.0959	0.0000	305.3907	305.3907	0.0730	0.0000	307.2158
Total	**0.2110**	**1.9655**	**1.8700**	**3.5000e-003**	**0.4883**	**0.1009**	**0.5892**	**0.0739**	**0.0959**	**0.1699**	**0.0000**	**305.3907**	**305.3907**	**0.0730**	**0.0000**	**307.2158**

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					0.1905	0.0000	0.1905	0.0288	0.0000	0.0288	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Off-Road	0.0413	0.2130	2.2084	3.5000e-003		5.3900e-003	5.3900e-003		5.3900e-003	5.3900e-003	0.0000	305.3904	305.3904	0.0730	0.0000	307.2154
Total	**0.0413**	**0.2130**	**2.2084**	**3.5000e-003**	**0.1905**	**5.3900e-003**	**0.1958**	**0.0288**	**5.3900e-003**	**0.0342**	**0.0000**	**305.3904**	**305.3904**	**0.0730**	**0.0000**	**307.2154**

3.3 Drainage/Utilities/Trenching - 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	0.0581	0.5049	0.5676	8.7000e-004		0.0310	0.0310		0.0295	0.0295	0.0000	75.4420	75.4420	0.0160	0.0000	75.8424
Total	**0.0581**	**0.5049**	**0.5676**	**8.7000e-004**		**0.0310**	**0.0310**		**0.0295**	**0.0295**	**0.0000**	**75.4420**	**75.4420**	**0.0160**	**0.0000**	**75.8424**

Mitigated Construction On-Site

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	tons/yr										MT/yr					
Off-Road	9.7700e-003	0.0423	0.6025	8.7000e-004		1.3000e-003	1.3000e-003		1.3000e-003	1.3000e-003	0.0000	75.4419	75.4419	0.0160	0.0000	75.8423
Total	**9.7700e-003**	**0.0423**	**0.6025**	**8.7000e-004**		**1.3000e-003**	**1.3000e-003**		**1.3000e-003**	**1.3000e-003**	**0.0000**	**75.4419**	**75.4419**	**0.0160**	**0.0000**	**75.8423**

3.4 Grading/Excavaton - 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					
Fugitive Dust					0.0329	0.0000	0.0329	4.8600e-003	0.0000	4.8600e-003	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Off-Road	0.8109	9.1312	6.2800	0.0126		0.4344	0.4344		0.3996	0.3996	0.0000	1,107.9815	1,107.9815	0.3583	0.0000	1,116.9401
Total	**0.8109**	**9.1312**	**6.2800**	**0.0126**	**0.0329**	**0.4344**	**0.4673**	**4.8600e-003**	**0.3996**	**0.4045**	**0.0000**	**1,107.9815**	**1,107.9815**	**0.3583**	**0.0000**	**1,116.9401**

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					0.0128	0.0000	0.0128	1.9000e-003	0.0000	1.9000e-003	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Off-Road	0.1603	0.8920	7.5777	0.0126		0.0207	0.0207		0.0207	0.0207	0.0000	1,107.9802	1,107.9802	0.3583	0.0000	1,116.9388
Total	**0.1603**	**0.8920**	**7.5777**	**0.0126**	**0.0128**	**0.0207**	**0.0335**	**1.9000e-003**	**0.0207**	**0.0226**	**0.0000**	**1,107.9802**	**1,107.9802**	**0.3583**	**0.0000**	**1,116.9388**

3.4 Grading/Excavaton - 2021

Unmitigated Construction On-Site

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	tons/yr										MT/yr					
Fugitive Dust					0.0329	0.0000	0.0329	4.8600e-003	0.0000	4.8600e-003	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Off-Road	0.0762	0.8496	0.6331	1.2900e-003		0.0390	0.0390		0.0359	0.0359	0.0000	113.2591	113.2591	0.0366	0.0000	114.1748
Total	**0.0762**	**0.8496**	**0.6331**	**1.2900e-003**	**0.0329**	**0.0390**	**0.0719**	**4.8600e-003**	**0.0359**	**0.0407**	**0.0000**	**113.2591**	**113.2591**	**0.0366**	**0.0000**	**114.1748**

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					0.0128	0.0000	0.0128	1.9000e-003	0.0000	1.9000e-003	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Off-Road	0.0164	0.0912	0.7744	1.2900e-003		2.1100e-003	2.1100e-003		2.1100e-003	2.1100e-003	0.0000	113.2590	113.2590	0.0366	0.0000	114.1747
Total	**0.0164**	**0.0912**	**0.7744**	**1.2900e-003**	**0.0128**	**2.1100e-003**	**0.0150**	**1.9000e-003**	**2.1100e-003**	**4.0100e-003**	**0.0000**	**113.2590**	**113.2590**	**0.0366**	**0.0000**	**114.1747**

3.5 Foundation/Parking Garage - 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	0.1442	1.2488	1.2326	2.1400e-003		0.0729	0.0729		0.0716	0.0716	0.0000	184.4540	184.4540	0.0189	0.0000	184.9266
Total	**0.1442**	**1.2488**	**1.2326**	**2.1400e-003**		**0.0729**	**0.0729**		**0.0716**	**0.0716**	**0.0000**	**184.4540**	**184.4540**	**0.0189**	**0.0000**	**184.9266**

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	0.0236	0.1536	1.3236	2.1400e-003		2.9500e-003	2.9500e-003		2.9500e-003	2.9500e-003	0.0000	184.4538	184.4538	0.0189	0.0000	184.9264
Total	**0.0236**	**0.1536**	**1.3236**	**2.1400e-003**		**2.9500e-003**	**2.9500e-003**		**2.9500e-003**	**2.9500e-003**	**0.0000**	**184.4538**	**184.4538**	**0.0189**	**0.0000**	**184.9264**

3.5 Foundation/Parking Garage - 2021

Unmitigated Construction On-Site

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	tons/yr										MT/yr					
Off-Road	0.6346	5.5607	5.9943	0.0105		0.3056	0.3056		0.3002	0.3002	0.0000	905.1066	905.1066	0.0884	0.0000	907.3175
Total	**0.6346**	**5.5607**	**5.9943**	**0.0105**		**0.3056**	**0.3056**		**0.3002**	**0.3002**	**0.0000**	**905.1066**	**905.1066**	**0.0884**	**0.0000**	**907.3175**

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	0.1156	0.7537	6.4951	0.0105		0.0145	0.0145		0.0145	0.0145	0.0000	905.1055	905.1055	0.0884	0.0000	907.3164
Total	**0.1156**	**0.7537**	**6.4951**	**0.0105**		**0.0145**	**0.0145**		**0.0145**	**0.0145**	**0.0000**	**905.1055**	**905.1055**	**0.0884**	**0.0000**	**907.3164**

3.6 Building Construction - 2021

Unmitigated Construction On-Site

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	tons/yr										MT/yr					
Off-Road	0.8137	7.6385	7.0106	0.0131		0.3836	0.3836		0.3691	0.3691	0.0000	1,133.2554	1,133.2554	0.2053	0.0000	1,138.3878
Total	**0.8137**	**7.6385**	**7.0106**	**0.0131**		**0.3836**	**0.3836**		**0.3691**	**0.3691**	**0.0000**	**1,133.2554**	**1,133.2554**	**0.2053**	**0.0000**	**1,138.3878**

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	0.1644	1.4589	7.8160	0.0131		0.0192	0.0192		0.0192	0.0192	0.0000	1,133.2541	1,133.2541	0.2053	0.0000	1,138.3864
Total	**0.1644**	**1.4589**	**7.8160**	**0.0131**		**0.0192**	**0.0192**		**0.0192**	**0.0192**	**0.0000**	**1,133.2541**	**1,133.2541**	**0.2053**	**0.0000**	**1,138.3864**

3.6 Building Construction - 2022

Unmitigated Construction On-Site

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	tons/yr										MT/yr					
Off-Road	1.1175	10.2629	10.4403	0.0197		0.4985	0.4985		0.4799	0.4799	0.0000	1,705.4670	1,705.4670	0.3057	0.0000	1,713.1104
Total	**1.1175**	**10.2629**	**10.4403**	**0.0197**		**0.4985**	**0.4985**		**0.4799**	**0.4799**	**0.0000**	**1,705.4670**	**1,705.4670**	**0.3057**	**0.0000**	**1,713.1104**

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	0.2475	2.1953	11.7615	0.0197		0.0290	0.0290		0.0290	0.0290	0.0000	1,705.4649	1,705.4649	0.3057	0.0000	1,713.1084
Total	**0.2475**	**2.1953**	**11.7615**	**0.0197**		**0.0290**	**0.0290**		**0.0290**	**0.0290**	**0.0000**	**1,705.4649**	**1,705.4649**	**0.3057**	**0.0000**	**1,713.1084**

3.6 Building Construction - 2023

Unmitigated Construction On-Site

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	tons/yr										MT/yr					
Off-Road	1.0406	9.4114	10.3425	0.0196		0.4363	0.4363		0.4197	0.4197	0.0000	1,699.9932	1,699.9932	0.2999	0.0000	1,707.4912
Total	**1.0406**	**9.4114**	**10.3425**	**0.0196**		**0.4363**	**0.4363**		**0.4197**	**0.4197**	**0.0000**	**1,699.9932**	**1,699.9932**	**0.2999**	**0.0000**	**1,707.4912**

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	0.2467	2.1883	11.7240	0.0196		0.0289	0.0289		0.0289	0.0289	0.0000	1,699.9912	1,699.9912	0.2999	0.0000	1,707.4892
Total	**0.2467**	**2.1883**	**11.7240**	**0.0196**		**0.0289**	**0.0289**		**0.0289**	**0.0289**	**0.0000**	**1,699.9912**	**1,699.9912**	**0.2999**	**0.0000**	**1,707.4892**

3.6 Building Construction - 2024

Unmitigated Construction On-Site

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	tons/yr										MT/yr					
Off-Road	0.9849	8.8090	10.3521	0.0197		0.3875	0.3875		0.3725	0.3725	0.0000	1,710.8742	1,710.8742	0.2997	0.0000	1,718.3678
Total	**0.9849**	**8.8090**	**10.3521**	**0.0197**		**0.3875**	**0.3875**		**0.3725**	**0.3725**	**0.0000**	**1,710.8742**	**1,710.8742**	**0.2997**	**0.0000**	**1,718.3678**

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	0.2482	2.2024	11.7991	0.0197		0.0290	0.0290		0.0290	0.0290	0.0000	1,710.8722	1,710.8722	0.2997	0.0000	1,718.3658
Total	**0.2482**	**2.2024**	**11.7991**	**0.0197**		**0.0290**	**0.0290**		**0.0290**	**0.0290**	**0.0000**	**1,710.8722**	**1,710.8722**	**0.2997**	**0.0000**	**1,718.3658**

3.6 Building Construction - 2025

Unmitigated Construction On-Site

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	tons/yr										MT/yr					
Off-Road	0.3179	2.7996	3.5442	6.7800e-003		0.1163	0.1163		0.1116	0.1116	0.0000	588.4645	588.4645	0.1022	0.0000	591.0181
Total	**0.3179**	**2.7996**	**3.5442**	**6.7800e-003**		**0.1163**	**0.1163**		**0.1116**	**0.1116**	**0.0000**	**588.4645**	**588.4645**	**0.1022**	**0.0000**	**591.0181**

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	0.0854	0.7575	4.0583	6.7800e-003		9.9900e-003	9.9900e-003		9.9900e-003	9.9900e-003	0.0000	588.4638	588.4638	0.1022	0.0000	591.0174
Total	**0.0854**	**0.7575**	**4.0583**	**6.7800e-003**		**9.9900e-003**	**9.9900e-003**		**9.9900e-003**	**9.9900e-003**	**0.0000**	**588.4638**	**588.4638**	**0.1022**	**0.0000**	**591.0174**

3.7 Architectural Coating - 2022

Unmitigated Construction On-Site

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	tons/yr										MT/yr					
Archit. Coating	2.3166					0.0000	0.0000		0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Off-Road	0.0000	0.0000	0.0000	0.0000		0.0000	0.0000		0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Total	**2.3166**	**0.0000**	**0.0000**	**0.0000**		**0.0000**	**0.0000**		**0.0000**	**0.0000**	**0.0000**	**0.0000**	**0.0000**	**0.0000**	**0.0000**	**0.0000**

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	2.3166					0.0000	0.0000		0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Off-Road	0.0000	0.0000	0.0000	0.0000		0.0000	0.0000		0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Total	**2.3166**	**0.0000**	**0.0000**	**0.0000**		**0.0000**	**0.0000**		**0.0000**	**0.0000**	**0.0000**	**0.0000**	**0.0000**	**0.0000**	**0.0000**	**0.0000**

3.7 Architectural Coating - 2023

Unmitigated Construction On-Site

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	tons/yr										MT/yr					
Archit. Coating	2.9144					0.0000	0.0000		0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Off-Road	0.0000	0.0000	0.0000	0.0000		0.0000	0.0000		0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Total	**2.9144**	**0.0000**	**0.0000**	**0.0000**		**0.0000**	**0.0000**		**0.0000**	**0.0000**	**0.0000**	**0.0000**	**0.0000**	**0.0000**	**0.0000**	**0.0000**

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	2.9144					0.0000	0.0000		0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Off-Road	0.0000	0.0000	0.0000	0.0000		0.0000	0.0000		0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Total	**2.9144**	**0.0000**	**0.0000**	**0.0000**		**0.0000**	**0.0000**		**0.0000**	**0.0000**	**0.0000**	**0.0000**	**0.0000**	**0.0000**	**0.0000**	**0.0000**

3.7 Architectural Coating - 2024

Unmitigated Construction On-Site

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	tons/yr										MT/yr					
Archit. Coating	2.9331					0.0000	0.0000		0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Off-Road	0.0000	0.0000	0.0000	0.0000		0.0000	0.0000		0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Total	**2.9331**	**0.0000**	**0.0000**	**0.0000**		**0.0000**	**0.0000**		**0.0000**	**0.0000**	**0.0000**	**0.0000**	**0.0000**	**0.0000**	**0.0000**	**0.0000**

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	2.9331					0.0000	0.0000		0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Off-Road	0.0000	0.0000	0.0000	0.0000		0.0000	0.0000		0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Total	**2.9331**	**0.0000**	**0.0000**	**0.0000**		**0.0000**	**0.0000**		**0.0000**	**0.0000**	**0.0000**	**0.0000**	**0.0000**	**0.0000**	**0.0000**	**0.0000**

3.7 Architectural Coating - 2025

Unmitigated Construction On-Site

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	tons/yr										MT/yr					
Archit. Coating	0.4017					0.0000	0.0000		0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Off-Road	0.0000	0.0000	0.0000	0.0000		0.0000	0.0000		0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Total	**0.4017**	**0.0000**	**0.0000**	**0.0000**		**0.0000**	**0.0000**		**0.0000**	**0.0000**	**0.0000**	**0.0000**	**0.0000**	**0.0000**	**0.0000**	**0.0000**

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	0.4017					0.0000	0.0000		0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Off-Road	0.0000	0.0000	0.0000	0.0000		0.0000	0.0000		0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Total	**0.4017**	**0.0000**	**0.0000**	**0.0000**		**0.0000**	**0.0000**		**0.0000**	**0.0000**	**0.0000**	**0.0000**	**0.0000**	**0.0000**	**0.0000**	**0.0000**

3.8 Paving - 2023

Unmitigated Construction On-Site

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	tons/yr										MT/yr					
Off-Road	0.0792	0.7715	0.7933	1.6000e-003		0.0347	0.0347		0.0327	0.0327	0.0000	139.5927	139.5927	0.0346	0.0000	140.4583
Paving	0.0000					0.0000	0.0000		0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Total	**0.0792**	**0.7715**	**0.7933**	**1.6000e-003**		**0.0347**	**0.0347**		**0.0327**	**0.0327**	**0.0000**	**139.5927**	**139.5927**	**0.0346**	**0.0000**	**140.4583**

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	0.0186	0.0807	0.9651	1.6000e-003		2.4800e-003	2.4800e-003		2.4800e-003	2.4800e-003	0.0000	139.5926	139.5926	0.0346	0.0000	140.4582
Paving	0.0000					0.0000	0.0000		0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Total	**0.0186**	**0.0807**	**0.9651**	**1.6000e-003**		**2.4800e-003**	**2.4800e-003**		**2.4800e-003**	**2.4800e-003**	**0.0000**	**139.5926**	**139.5926**	**0.0346**	**0.0000**	**140.4582**

670 Mesquit

Total On-Road Emissions

670 Mesquit

Total On-Road Emissions

Construction Phase	Daily One-Way Trips	Haul Days per Phase (days)	Work Hours per Day (hours/day)	One-Way Trip Distance per Day (miles)	Idling per Day (minutes)	Regional Emissions (pounds/day) ROG	NOX	CO	SO2	PM10 Dust	PM10 Exh	Total PM10	PM2.5 Dust	PM2.5 Exh	Total PM2.5	(MT/yr) Total CO2e
Demolition/Site Prep	2020															
Total Haul Trips	5370															
Hauling	115	47	8	25	15	1.66	39.20	13.27	0.11	1.46	0.40	1.86	0.35	0.34	0.69	258.30
Vendor	34	47	8	6.9	15	0.19	3.57	1.76	0.01	0.13	0.04	0.17	0.03	0.03	0.07	21.44
Worker	94	47	8	14.7	0	0.08	0.35	3.65	0.01	0.54	0.01	0.55	0.12	0.01	0.12	20.90
Total						**1.92**	**43.12**	**18.68**	**0.12**	**2.13**	**0.45**	**2.58**	**0.50**	**0.38**	**0.88**	**300.63**
Drainage/Utilities/Trenching	2020															
Total Haul Trips	0															
Hauling	0	60	8	25	15	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
Vendor	0	60	8	6.9	15	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
Worker	58	60	8	14.7	0	0.05	0.21	2.25	0.01	0.34	0.00	0.34	0.07	0.00	0.08	16.46
Total						**0.05**	**0.21**	**2.25**	**0.01**	**0.34**	**0.00**	**0.34**	**0.07**	**0.00**	**0.08**	**16.46**
Grading/Excavation	2020															
Total Haul Trips	68864															
Hauling	252	274	8	21	15	3.29	75.64	27.33	0.20	2.69	0.75	3.43	0.64	0.63	1.28	2848.68
Vendor	34	274	8	6.9	15	0.19	3.57	1.76	0.01	0.13	0.04	0.17	0.03	0.03	0.07	124.97
Worker	140	274	8	14.7	0	0.12	0.52	5.44	0.01	0.81	0.01	0.82	0.17	0.01	0.18	181.48
Total						**3.59**	**79.72**	**34.53**	**0.22**	**3.62**	**0.79**	**4.42**	**0.85**	**0.68**	**1.53**	**3155.13**
Grading/Excavation	2021															
Total Haul Trips	7038															
Hauling	252	28	8	21	15	2.96	70.18	27.41	0.20	2.69	0.61	3.30	0.64	0.50	1.14	286.74
Vendor	0	28	8	6.9	15	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
Worker	120	28	8	14.7	0	0.09	0.39	4.20	0.01	0.69	0.01	0.70	0.15	0.01	0.15	15.42
Total						**3.05**	**70.56**	**31.61**	**0.21**	**3.38**	**0.62**	**4.00**	**0.79**	**0.50**	**1.29**	**302.16**
Foundation/Concrete Pours	2020															
Total Haul Trips	2816															
Hauling	896	43	8	6.9	15	7.40	140.28	75.35	0.32	3.14	0.97	4.11	0.75	0.84	1.59	51.34
Vendor	54	43	8	6.9	15	0.29	5.67	2.79	0.01	0.21	0.06	0.27	0.06	0.06	0.11	31.15
Worker	264	43	8	14.7	0	0.23	0.97	10.26	0.03	1.53	0.02	1.55	0.32	0.02	0.34	53.71
Total						**7.92**	**146.92**	**88.40**	**0.36**	**4.87**	**1.05**	**5.92**	**1.13**	**0.91**	**2.04**	**136.20**
Foundation/Concretes Pours	2021															
Total Haul Trips	17544															
Hauling	742	211	8	6.9	15	5.79	110.69	64.26	0.26	2.60	0.65	3.25	0.62	0.54	1.16	317.25
Vendor	57	211	8	6.9	15	0.28	5.57	2.95	0.01	0.22	0.05	0.27	0.06	0.05	0.10	159.28
Worker	264	211	8	14.7	0	0.20	0.85	9.23	0.03	1.53	0.02	1.54	0.32	0.02	0.34	255.65
Total						**6.27**	**117.11**	**76.44**	**0.30**	**4.34**	**0.72**	**5.07**	**1.00**	**0.60**	**1.60**	**732.18**
Building Construction	2021															
Total Haul Trips	9184															
Hauling	45	208	8	6.9	15	0.35	6.71	3.90	0.02	0.16	0.04	0.20	0.04	0.03	0.07	169.26
Vendor	47	208	8	6.9	15	0.23	4.59	2.43	0.01	0.18	0.04	0.22	0.05	0.04	0.09	129.47
Worker	1742	208	8	14.7	0	1.29	5.59	60.91	0.17	10.06	0.12	10.19	2.13	0.11	2.25	1662.92
Total						**1.88**	**16.90**	**67.24**	**0.20**	**10.40**	**0.21**	**10.61**	**2.22**	**0.19**	**2.40**	**1961.65**
Building Construction	2022															
Total Haul Trips	15834															
Hauling	51	313	8	6.9	15	0.36	7.16	4.53	0.02	0.18	0.02	0.20	0.04	0.02	0.06	285.36
Vendor	48	313	8	6.9	15	0.20	4.21	2.45	0.01	0.18	0.02	0.21	0.05	0.02	0.07	195.50
Worker	1742	313	8	14.7	0	1.11	4.91	55.25	0.17	10.06	0.12	10.18	2.13	0.11	2.24	2423.13
Total						**1.68**	**16.28**	**62.23**	**0.20**	**10.43**	**0.16**	**10.59**	**2.22**	**0.14**	**2.37**	**2904.00**
Building Construction	2023															
Total Haul Trips	5800															
Hauling	19	312	8	6.9	15	0.12	2.28	1.77	0.01	0.07	0.01	0.07	0.02	0.00	0.02	100.61
Vendor	45	312	8	6.9	15	0.15	3.27	2.33	0.01	0.17	0.01	0.18	0.05	0.01	0.05	174.19
Worker	1742	312	8	14.7	0	0.96	4.34	50.46	0.16	10.06	0.11	10.17	2.13	0.10	2.23	2336.69
Total						**1.23**	**9.89**	**54.55**	**0.18**	**10.30**	**0.12**	**10.43**	**2.19**	**0.11**	**2.30**	**2611.49**
Building Construction	2024															
Total Haul Trips	2332															
Hauling	8	314	8	6.9	15	0.05	0.96	0.75	0.00	0.03	0.00	0.03	0.01	0.00	0.01	42.11
Vendor	43	314	8	6.9	15	0.14	3.13	2.22	0.01	0.17	0.01	0.17	0.04	0.01	0.05	165.25
Worker	1742	314	8	14.7	0	0.85	3.87	46.78	0.16	10.06	0.10	10.17	2.13	0.10	2.23	2284.44
Total						**1.04**	**7.96**	**49.74**	**0.17**	**10.26**	**0.12**	**10.38**	**2.18**	**0.10**	**2.29**	**2491.80**
Building Construction	2025															
Total Haul Trips	0															
Hauling	0	108	8	6.9	15	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
Vendor	38	108	8	6.9	15	0.13	2.75	1.96	0.01	0.15	0.01	0.15	0.04	0.00	0.04	49.40
Worker	1746	108	8	14.7	0	0.75	3.49	43.51	0.15	10.09	0.10	10.19	2.14	0.09	2.23	760.56
Total						**0.87**	**6.24**	**45.47**	**0.16**	**10.23**	**0.11**	**10.34**	**2.18**	**0.10**	**2.27**	**809.96**
Architectural Coating	2022															
Total Haul Trips	0															
Hauling	0	248	8	6.9	15	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
Vendor	11	248	8	6.9	15	0.05	0.96	0.56	0.00	0.04	0.01	0.05	0.01	0.00	0.02	35.50
Worker	36	248	8	14.7	0	0.02	0.10	1.14	0.00	0.21	0.00	0.21	0.04	0.00	0.05	39.68
Total						**0.07**	**1.07**	**1.70**	**0.01**	**0.25**	**0.01**	**0.26**	**0.06**	**0.01**	**0.06**	**75.18**
Architectural Coating	2023															
Total Haul Trips	0															
Hauling	0	312	8	6.9	15	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
Vendor	11	312	8	6.9	15	0.04	0.80	0.57	0.00	0.04	0.00	0.04	0.01	0.00	0.01	42.58
Worker	36	312	8	14.7	0	0.02	0.09	1.04	0.00	0.21	0.00	0.21	0.04	0.00	0.05	48.29
Total						**0.06**	**0.89**	**1.61**	**0.01**	**0.25**	**0.00**	**0.25**	**0.06**	**0.00**	**0.06**	**90.87**
Architectural Coating	2024															
Total Haul Trips	0															
Hauling	0	314	8	6.9	15	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
Vendor	11	314	8	6.9	15	0.04	0.80	0.57	0.00	0.04	0.00	0.04	0.01	0.00	0.01	42.27
Worker	36	314	8	14.7	0	0.02	0.08	0.97	0.00	0.21	0.00	0.21	0.04	0.00	0.05	47.21
Total						**0.05**	**0.88**	**1.53**	**0.01**	**0.25**	**0.00**	**0.25**	**0.06**	**0.00**	**0.06**	**89.48**
Architectural Coating	2025															
Total Haul Trips	0															
Hauling	0	43	8	6.9	15	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
Vendor	11	43	8	6.9	15	0.04	0.80	0.57	0.00	0.04	0.00	0.04	0.01	0.00	0.01	5.69
Worker	36	43	8	14.7	0	0.02	0.07	0.90	0.00	0.21	0.00	0.21	0.04	0.00	0.05	6.24
Total						**0.05**	**0.87**	**1.46**	**0.01**	**0.25**	**0.00**	**0.25**	**0.06**	**0.00**	**0.06**	**11.94**
Paving	2023															
Total Haul Trips	7100															
Hauling	100	71	8	20	15	0.69	19.83	10.62	0.07	1.01	0.09	1.10	0.24	0.03	0.28	256.93
Vendor	0	71	8	6.9	15	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
Worker	58	71	8	14.7	0	0.03	0.14	1.68	0.01	0.34	0.00	0.34	0.07	0.00	0.07	17.70
Total						**0.72**	**19.98**	**12.30**	**0.07**	**1.35**	**0.09**	**1.44**	**0.31**	**0.04**	**0.35**	**274.63**

670 Mesquit
Running Emissions

	Running Emissions Factor (grams/mile)						Running Emissions Factor (grams/mile)		
	ROG	NOX	CO	SO2	PM10	PM2.5	CO2	CH4	N2O
2020Hauling Hauling	0.15386498	4.61891891	0.78386135	0.01425253	0.06028305	0.05096405	1557.29508	0.08338243	0.24690912
2020Vendor Vendor	0.15124835	3.677245069	0.82588289	0.01253145	0.06759381	0.0613106	1343.89815	0.04642706	0.19212412
2020Worker Worker	0.02650346	0.095403757	1.19863498	0.00315949	0.00236925	0.00218177	319.339679	0.00614444	0.00786252
2021Hauling Hauling	0.12620572	4.15950723	0.71287214	0.01393045	0.04992653	0.04005706	1525.37491	0.08351254	0.24199568
2021Vendor Vendor	0.12249373	3.233187426	0.70879527	0.01224721	0.05543956	0.04918302	1315.14531	0.04555861	0.1880736
2021Worker Worker	0.02284286	0.082410826	1.07893873	0.00306668	0.00220432	0.00202974	309.962925	0.00535983	0.00708257
2022Hauling Hauling	0.08226554	3.599432701	0.58471725	0.01351157	0.02819978	0.01684188	1482.70352	0.08250755	0.2353682
2022Vendor Vendor	0.07241052	2.616583918	0.52853411	0.01187484	0.0300148	0.02364406	1276.78816	0.04355473	0.18249542
2022Worker Worker	0.01972321	0.071700028	0.97875019	0.00297092	0.00205734	0.00189428	300.287989	0.00468709	0.00642649
2023Hauling Hauling	0.02484541	2.710419736	0.45895877	0.01270224	0.01850905	0.00676572	1398.5421	0.0807947	0.22220929
2023Vendor Vendor	0.02004854	1.897105468	0.36915196	0.01127829	0.01231945	0.00631194	1214.59133	0.04144657	0.17313528
2023Worker Worker	0.01706945	0.062705801	0.89377441	0.00287522	0.00193597	0.00178238	290.618501	0.00410994	0.00586831
2024Hauling Hauling	0.02458897	2.723037975	0.47357094	0.01250861	0.0186296	0.00700681	1379.15077	0.0815436	0.21921389
2024Vendor Vendor	0.01916821	1.906874216	0.35684521	0.01110104	0.01238964	0.00644197	1196.57604	0.0416712	0.17076486
2024Worker Worker	0.01505923	0.055504439	0.82854296	0.00279391	0.00185826	0.00171059	282.402344	0.00366991	0.00541773
2025Hauling Hauling	0.02421893	2.705648441	0.48505768	0.01226849	0.01867117	0.00702816	1354.79373	0.08252877	0.21543619
2025Vendor Vendor	0.01834442	1.8973158	0.34650879	0.01089131	0.01244193	0.00648281	1175.08078	0.0420402	0.16782321
2025Worker Worker	0.01319336	0.049450855	0.76886077	0.00269886	0.00177187	0.00163094	272.797801	0.00325166	0.00502995
GWP	N/A	N/A	N/A	N/A	N/A	N/A	1	25	298

670 Mesquit
Running Emissions

	Running Emissions Factor (grams/mile)						Running Emissions Factor (grams/mile)		
	ROG	NOX	CO	SO2	PM10	PM2.5	CO2	CH4	N2O
2020Hauling Hauling	0.15386498	4.61891891	0.78386135	0.01425253	0.06028305	0.05096405	1557.29508	0.08338243	0.24690912
2020Vendor Vendor	0.15124835	3.677245069	0.82588289	0.01253145	0.06759381	0.0613106	1343.89815	0.04642706	0.19212412
2020Worker Worker	0.02650346	0.095403757	1.19863498	0.00315949	0.00236925	0.00218177	319.339679	0.00614444	0.00786252
2021Hauling Hauling	0.12620572	4.15950723	0.71287214	0.01393045	0.04992653	0.04005706	1525.37491	0.08351254	0.24199568
2021Vendor Vendor	0.12249373	3.233187426	0.70879527	0.01224721	0.05543956	0.04918302	1315.14531	0.04555861	0.1880736
2021Worker Worker	0.02284286	0.082410826	1.07893873	0.00306668	0.00220432	0.00202974	309.962925	0.00535983	0.00708257
2022Hauling Hauling	0.08226554	3.599432701	0.58471725	0.01351157	0.02819978	0.01684188	1482.70352	0.08250755	0.2353682
2022Vendor Vendor	0.07241052	2.616583918	0.52853411	0.01187484	0.0300148	0.02364406	1276.78816	0.04355473	0.18249542
2022Worker Worker	0.01972321	0.071700028	0.97875019	0.00297092	0.00205734	0.00189428	300.287989	0.00468709	0.00642649
2023Hauling Hauling	0.02484541	2.710419736	0.45895877	0.01270224	0.01850905	0.00676572	1398.5421	0.0807947	0.22220929
2023Vendor Vendor	0.02004854	1.897105468	0.36915196	0.01127829	0.01231945	0.00631194	1214.59133	0.04144657	0.17313528
2023Worker Worker	0.01706945	0.062705801	0.89377441	0.00287522	0.00193597	0.00178238	290.618501	0.00410994	0.00586831
2024Hauling Hauling	0.02458897	2.723037975	0.47357094	0.01250861	0.0186296	0.00700681	1379.15077	0.0815436	0.21921389
2024Vendor Vendor	0.01916821	1.906874216	0.35684521	0.01110104	0.01238964	0.00644197	1196.57604	0.0416712	0.17076486
2024Worker Worker	0.01505923	0.055504439	0.82854296	0.00279391	0.00185826	0.00171059	282.402344	0.00366991	0.00541773
2025Hauling Hauling	0.02421893	2.705648441	0.48505768	0.01226849	0.01867117	0.00702816	1354.79373	0.08252877	0.21543619
2025Vendor Vendor	0.01834442	1.8973158	0.34650879	0.01089131	0.01244193	0.00648281	1175.08078	0.0420402	0.16782321
2025Worker Worker	0.01319336	0.049450855	0.76886077	0.00269886	0.00177187	0.00163094	272.797801	0.00325166	0.00502995
GWP	N/A	N/A	N/A	N/A	N/A	N/A	1	25	298

Construction Phase	Daily One-Way Trips	Haul Days per Phase (days)	Work Hours per Day (hours/day)	One-Way Trip Distance per Day (miles)	Regional Emissions (pounds/day)						Regional Emissions (MT/year)			
					ROG	NOX	CO	SO2	PM10	PM2.5	CO2	CH4	N2O	CO2e
Demolition/Site Prep	2020													
Total Haul Trips	5370													
Hauling	115	47	8	25	0.98	29.28	4.97	0.09	0.38	0.32	210.43	0.28	9.94	220.65
Vendor	34	47	8	6.9	0.08	1.90	0.43	0.01	0.03	0.03	14.82	0.01	0.63	15.46
Worker	94	47	8	14.7	0.08	0.29	3.65	0.01	0.01	0.01	20.74	0.01	0.15	20.90
Drainage/Utilities/Trenchi	2020													
Total Haul Trips	0													
Hauling	0	60	8	25	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
Vendor	0	60	8	6.9	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
Worker	58	60	8	14.7	0.05	0.18	2.25	0.01	0.00	0.00	16.34	0.01	0.12	16.46
Grading/Excavation	2020													
Total Haul Trips	68864													
Hauling	252	274	8	21	1.80	53.89	9.15	0.17	0.70	0.59	2258.09	3.02	106.69	2367.80
Vendor	34	274	8	6.9	0.08	1.90	0.43	0.01	0.03	0.03	86.39	0.07	3.68	90.14
Worker	140	274	8	14.7	0.12	0.43	5.44	0.01	0.01	0.01	180.07	0.09	1.32	181.48
Grading/Excavation	2021													
Total Haul Trips	7038													
Hauling	252	28	8	21	1.47	48.53	8.32	0.16	0.58	0.47	226.02	0.31	10.69	237.02
Vendor	0	28	8	6.9	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
Worker	120	28	8	14.7	0.09	0.32	4.20	0.01	0.01	0.01	15.31	0.01	0.10	15.42
Foundation/Concrete Pour	2020													
Total Haul Trips	2816													
Hauling	896	43	8	6.9	2.10	62.96	10.68	0.19	0.82	0.69	30.26	0.04	1.43	31.73
Vendor	54	43	8	6.9	0.12	3.02	0.68	0.01	0.06	0.05	21.53	0.02	0.92	22.47
Worker	264	43	8	14.7	0.23	0.82	10.26	0.03	0.02	0.02	53.29	0.03	0.39	53.71
Foundation/Concretes Pou	2021													
Total Haul Trips	17544													
Hauling	742	211	8	6.9	1.42	46.95	8.05	0.16	0.56	0.45	184.65	0.25	8.73	193.63
Vendor	57	211	8	6.9	0.11	2.80	0.61	0.01	0.05	0.04	109.14	0.09	4.65	113.88
Worker	264	211	8	14.7	0.20	0.71	9.23	0.03	0.02	0.02	253.81	0.11	1.73	255.65
Building Construction	2021													
Total Haul Trips	9184													
Hauling	45	208	8	6.9	0.09	2.85	0.49	0.01	0.03	0.03	98.51	0.13	4.66	103.31
Vendor	47	208	8	6.9	0.09	2.31	0.51	0.01	0.04	0.04	88.71	0.08	3.78	92.57
Worker	1742	208	8	14.7	1.29	4.65	60.91	0.17	0.12	0.11	1650.97	0.71	11.24	1662.92
Building Construction	2022													
Total Haul Trips	15834													
Hauling	51	313	8	6.9	0.06	2.79	0.45	0.01	0.02	0.01	163.31	0.23	7.73	171.26
Vendor	48	313	8	6.9	0.05	1.91	0.39	0.01	0.02	0.02	132.36	0.11	5.64	138.11
Worker	1742	313	8	14.7	1.11	4.05	55.25	0.17	0.12	0.11	2406.84	0.94	15.35	2423.13
Building Construction	2023													
Total Haul Trips	5800													
Hauling	19	312	8	6.9	0.01	0.78	0.13	0.00	0.01	0.00	57.20	0.08	2.71	60.00
Vendor	45	312	8	6.9	0.01	1.30	0.25	0.01	0.01	0.00	117.66	0.10	5.00	122.76
Worker	1742	312	8	14.7	0.96	3.54	50.46	0.16	0.11	0.10	2321.90	0.82	13.97	2336.69
Building Construction	2024													
Total Haul Trips	2332													
Hauling	8	314	8	6.9	0.00	0.33	0.06	0.00	0.00	0.00	23.90	0.04	1.13	25.07
Vendor	43	314	8	6.9	0.01	1.25	0.23	0.01	0.01	0.00	111.48	0.10	4.74	116.32
Worker	1742	314	8	14.7	0.85	3.13	46.78	0.16	0.10	0.10	2270.72	0.74	12.98	2284.44
Building Construction	2025													
Total Haul Trips	0													
Hauling	0	108	8	6.9	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
Vendor	38	108	8	6.9	0.01	1.10	0.20	0.01	0.01	0.00	33.28	0.03	1.42	34.72
Worker	1746	108	8	14.7	0.75	2.80	43.51	0.15	0.10	0.09	756.18	0.23	4.15	760.56
Architectural Coating	2022													
Total Haul Trips	0													
Hauling	0	248	8	6.9	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
Vendor	11	248	8	6.9	0.01	0.44	0.09	0.00	0.01	0.00	24.03	0.02	1.02	25.08
Worker	36	248	8	14.7	0.02	0.08	1.14	0.00	0.00	0.00	39.41	0.02	0.25	39.68
Architectural Coating	2023													
Total Haul Trips	0													
Hauling	0	312	8	6.9	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
Vendor	11	312	8	6.9	0.00	0.32	0.06	0.00	0.00	0.00	28.76	0.02	1.22	30.01
Worker	36	312	8	14.7	0.02	0.07	1.04	0.00	0.00	0.00	47.98	0.02	0.29	48.29
Architectural Coating	2024													
Total Haul Trips	0													
Hauling	0	314	8	6.9	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
Vendor	11	314	8	6.9	0.00	0.32	0.06	0.00	0.00	0.00	28.52	0.02	1.21	29.76
Worker	36	314	8	14.7	0.02	0.06	0.97	0.00	0.00	0.00	46.93	0.02	0.27	47.21
Architectural Coating	2025													
Total Haul Trips	0													
Hauling	0	43	8	6.9	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
Vendor	11	43	8	6.9	0.00	0.32	0.06	0.00	0.00	0.00	3.84	0.00	0.16	4.00
Worker	36	43	8	14.7	0.02	0.06	0.90	0.00	0.00	0.00	6.21	0.00	0.03	6.24
Paving	2023													
Total Haul Trips	7100													
Hauling	100	71	8	20	0.11	11.95	2.02	0.06	0.08	0.03	198.59	0.29	9.40	208.28
Vendor	0	71	8	6.9	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
Worker	58	71	8	14.7	0.03	0.12	1.68	0.01	0.00	0.00	17.59	0.01	0.11	17.70

670 Mesquit
Idling Emissions

	Idling Emissions Factor (grams/minute)						Idling Emissions Factor (grams/minute)					
	ROG	NOX	CO	SO2	PM10	PM2.5	CO2	CH4	N2O			
2020Hauling Hauling	0.17887198	2.492641496	2.18251286	0.00412366	0.00504966	0.00483122	443.18302	0.01042417	0.06997495	0.9884863	2.3071E-05	0.00015609
2020Vendor Vendor	0.09525641	1.391877373	1.18402735	0.00221742	0.00304705	0.00291523	237.962209	0.00626313	0.03726418			
2020Worker Worker	0	0	0	0	0	0	0	0	0			
2021Hauling Hauling	0.17809402	2.472307508	2.29101506	0.00417019	0.00357895	0.00342413	448.36948	0.01046473	0.07080238			
2021Vendor Vendor	0.09461958	1.368373236	1.23806112	0.00223799	0.00221534	0.00211951	240.27273	0.00627394	0.03764131			
2021Worker Worker	0	0	0	0	0	0	0	0	0			
2022Hauling Hauling	0.17608442	2.451301881	2.41559551	0.00422928	0.0015272	0.00146113	454.846277	0.01044251	0.07183085			
2022Vendor Vendor	0.09323885	1.336675333	1.30000716	0.00226423	0.00101452	0.00097063	243.162637	0.00625552	0.03810516			
2022Worker Worker	0	0	0	0	0	0	0	0	0			
2023Hauling Hauling	0.17560237	2.226284039	2.59906806	0.0040487	0.00123619	0.00118271	435.963551	0.01049984	0.06887354			
2023Vendor Vendor	0.092663	1.195628151	1.39379584	0.00216845	0.00069459	0.00066455	233.139858	0.00628844	0.03653535			
2023Worker Worker	0	0	0	0	0	0	0	0	0			
2024Hauling Hauling	0.17590509	2.21918211	2.60841052	0.00400677	0.00118861	0.00113719	431.625625	0.01056228	0.06819633			
2024Vendor Vendor	0.09268934	1.189191352	1.3973447	0.00214486	0.00066027	0.00063171	230.697254	0.00629705	0.03616672			
2024Worker Worker	0	0	0	0	0	0	0	0	0			
2025Hauling Hauling	0.1761027	2.212658705	2.61592772	0.00395345	0.00114687	0.00109725	426.10054	0.0106308	0.06733343			
2025Vendor Vendor	0.09268612	1.183410684	1.40021632	0.00211572	0.00063052	0.00060324	227.675278	0.00631297	0.03570564			
2025Worker Worker	0	0	0	0	0	0	0	0	0			
GWP	N/A	N/A	N/A	N/A	N/A	N/A	1	25	298			

670 Mesquit
Idling Emissions

	Idling Emissions Factor (grams/minute)						Idling Emissions Factor (grams/minute)					
	ROG	NOX	CO	SO2	PM10	PM2.5	CO2	CH4	N2O			
2020Hauling Hauling	0.17887198	2.492641496	2.18251286	0.00412366	0.00504966	0.00483122	443.18302	0.01042417	0.06997495	0.9884863	2.3071E-05	0.00015609
2020Vendor Vendor	0.09525641	1.391877373	1.18402735	0.00221742	0.00304705	0.00291523	237.962209	0.00626313	0.03726418			
2020Worker Worker	0	0	0	0	0	0	0	0	0			
2021Hauling Hauling	0.17809402	2.472307508	2.29101506	0.00417019	0.00357895	0.00342413	448.36948	0.01046473	0.07080238			
2021Vendor Vendor	0.09461958	1.368373236	1.23806112	0.00223799	0.00221534	0.00211951	240.27273	0.00627394	0.03764131			
2021Worker Worker	0	0	0	0	0	0	0	0	0			
2022Hauling Hauling	0.17608442	2.451301881	2.41559551	0.00422928	0.0015272	0.00146113	454.846277	0.01044251	0.07183085			
2022Vendor Vendor	0.09323885	1.336675333	1.30000716	0.00226423	0.00101452	0.00097063	243.162637	0.00625552	0.03810516			
2022Worker Worker	0	0	0	0	0	0	0	0	0			
2023Hauling Hauling	0.17560237	2.226284039	2.59906806	0.0040487	0.00123619	0.00118271	435.963551	0.01049984	0.06887354			
2023Vendor Vendor	0.092663	1.195628151	1.39379584	0.00216845	0.00069459	0.00066455	233.139858	0.00628844	0.03653535			
2023Worker Worker	0	0	0	0	0	0	0	0	0			
2024Hauling Hauling	0.17590509	2.21918211	2.60841052	0.00400677	0.00118861	0.00113719	431.625625	0.01056228	0.06819633			
2024Vendor Vendor	0.09268934	1.189191352	1.3973447	0.00214486	0.00066027	0.00063171	230.697254	0.00629705	0.03616672			
2024Worker Worker	0	0	0	0	0	0	0	0	0			
2025Hauling Hauling	0.1761027	2.212658705	2.61592772	0.00395345	0.00114687	0.00109725	426.10054	0.0106308	0.06733343			
2025Vendor Vendor	0.09268612	1.183410684	1.40021632	0.00211572	0.00063052	0.00060324	227.675278	0.00631297	0.03570564			
2025Worker Worker	0	0	0	0	0	0	0	0	0			
GWP	N/A	N/A	N/A	N/A	N/A	N/A	1	25	298			

Construction Phase	Daily One-Way Trips	Haul Days per Phase (days)	Work Hours per Day (hours/day)	Idling minutes per Day (miles)	Regional Emissions (pounds/day)						Regional Emissions (MT/year)			
					ROG	NOX	CO	SO2	PM10	PM2.5	CO2	CH4	N2O	CO2e
Demolition/Site Prep	2020													
Total Haul Trips	5370													
Hauling	115	47	8	15	0.68	9.48	8.30	0.02	0.02	0.02	35.93	0.02	1.69	37.64
Vendor	34	47	8	15	0.11	1.56	1.33	0.00	0.00	0.00	5.70	0.00	0.27	5.97
Worker	94	47	8	0	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
Drainage/Utilities/Trenchi	2020													
Total Haul Trips	0													
Hauling	0	60	8	15	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
Vendor	0	60	8	15	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
Worker	58	60	8	0	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
Grading/Excavation	2020													
Total Haul Trips	68864													
Hauling	252	274	8	15	1.49	20.77	18.19	0.03	0.04	0.04	459.01	0.27	21.60	480.88
Vendor	34	274	8	15	0.11	1.56	1.33	0.00	0.00	0.00	33.25	0.02	1.55	34.83
Worker	140	274	8	0	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
Grading/Excavation	2021													
Total Haul Trips	7038													
Hauling	252	28	8	15	1.48	20.60	19.09	0.03	0.03	0.03	47.46	0.03	2.23	49.72
Vendor	0	28	8	15	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
Worker	120	28	8	0	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
Foundation/Concrete Pour	2020													
Total Haul Trips	2816													
Hauling	896	43	8	15	5.30	73.86	64.67	0.12	0.15	0.14	18.72	0.01	0.88	19.61
Vendor	54	43	8	15	0.17	2.49	2.11	0.00	0.01	0.01	8.29	0.01	0.39	8.68
Worker	264	43	8	0	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
Foundation/Concretes Pou	2021													
Total Haul Trips	17544													
Hauling	742	211	8	15	4.37	60.66	56.22	0.10	0.09	0.08	117.99	0.07	5.55	123.61
Vendor	57	211	8	15	0.18	2.58	2.33	0.00	0.00	0.00	43.35	0.03	2.02	45.40
Worker	264	211	8	0	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
Building Construction	2021													
Total Haul Trips	9184													
Hauling	45	208	8	15	0.27	3.68	3.41	0.01	0.01	0.01	62.95	0.04	2.96	65.95
Vendor	47	208	8	15	0.15	2.13	1.92	0.00	0.00	0.00	35.23	0.02	1.64	36.90
Worker	1742	208	8	0	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
Building Construction	2022													
Total Haul Trips	15834													
Hauling	51	313	8	15	0.30	4.13	4.07	0.01	0.00	0.00	108.91	0.06	5.13	114.10
Vendor	48	313	8	15	0.15	2.12	2.06	0.00	0.00	0.00	54.80	0.04	2.56	57.39
Worker	1742	313	8	0	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
Building Construction	2023													
Total Haul Trips	5800													
Hauling	19	312	8	15	0.11	1.40	1.63	0.00	0.00	0.00	38.77	0.02	1.83	40.61
Vendor	45	312	8	15	0.14	1.78	2.07	0.00	0.00	0.00	49.10	0.03	2.29	51.43
Worker	1742	312	8	0	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
Building Construction	2024													
Total Haul Trips	2332													
Hauling	8	314	8	15	0.05	0.59	0.69	0.00	0.00	0.00	16.26	0.01	0.77	17.04
Vendor	43	314	8	15	0.13	1.69	1.99	0.00	0.00	0.00	46.72	0.03	2.18	48.94
Worker	1742	314	8	0	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
Building Construction	2025													
Total Haul Trips	0													
Hauling	0	108	8	15	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
Vendor	38	108	8	15	0.12	1.49	1.76	0.00	0.00	0.00	14.02	0.01	0.66	14.68
Worker	1746	108	8	0	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
Architectural Coating	2022													
Total Haul Trips	0													
Hauling	0	248	8	15	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
Vendor	11	248	8	15	0.03	0.49	0.47	0.00	0.00	0.00	9.95	0.01	0.46	10.42
Worker	36	248	8	0	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
Architectural Coating	2023													
Total Haul Trips	0													
Hauling	0	312	8	15	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
Vendor	11	312	8	15	0.03	0.43	0.51	0.00	0.00	0.00	12.00	0.01	0.56	12.57
Worker	36	312	8	0	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
Architectural Coating	2024													
Total Haul Trips	0													
Hauling	0	314	8	15	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
Vendor	11	314	8	15	0.03	0.43	0.51	0.00	0.00	0.00	11.95	0.01	0.56	12.52
Worker	36	314	8	0	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
Architectural Coating	2025													
Total Haul Trips	0													
Hauling	0	43	8	15	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
Vendor	11	43	8	15	0.03	0.43	0.51	0.00	0.00	0.00	1.62	0.00	0.08	1.69
Worker	36	43	8	0	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
Paving	2023													
Total Haul Trips	7100													
Hauling	100	71	8	15	0.58	7.36	8.59	0.01	0.00	0.00	46.43	0.03	2.19	48.64
Vendor	0	71	8	15	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
Worker	58	71	8	0	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
#REF!	#REF!													
#REF!	#REF!													
#REF!	#REF!	#REF!	#REF!	#REF!	#REF!	#REF!	#REF!	#REF!	#REF!	#REF!	#REF!	#REF!	#REF!	#REF!
#REF!	#REF!	#REF!	#REF!	#REF!	#REF!	#REF!	#REF!	#REF!	#REF!	#REF!	#REF!	#REF!	#REF!	#REF!
#REF!	#REF!	#REF!	#REF!	#REF!	#REF!	#REF!	#REF!	#REF!	#REF!	#REF!	#REF!	#REF!	#REF!	#REF!

670 Mesquit
Idling Emissions

	Idling Emissions Factor (grams/minute)						Idling Emissions Factor (grams/minute)					
	ROG	NOX	CO	SO2	PM10	PM2.5	CO2	CH4	N2O			
2020Hauling Hauling	0.17887198	2.492641496	2.18251286	0.00412366	0.00504966	0.00483122	443.18302	0.01042417	0.06997495	0.9884863	2.3071E-05	0.00015609
2020Vendor Vendor	0.09525641	1.391877373	1.18402735	0.00221742	0.00304705	0.00291523	237.962209	0.00626313	0.03726418			
2020Worker Worker	0	0	0	0	0	0	0	0	0			
2021Hauling Hauling	0.17809402	2.472307508	2.29101506	0.00417019	0.00357895	0.00342413	448.36948	0.01046473	0.07080238			
2021Vendor Vendor	0.09461958	1.368373236	1.23806112	0.00223799	0.00221534	0.00211951	240.27273	0.00627394	0.03764131			
2021Worker Worker	0	0	0	0	0	0	0	0	0			
2022Hauling Hauling	0.17608442	2.451301881	2.41559551	0.00422928	0.0015272	0.00146113	454.846277	0.01044251	0.07183085			
2022Vendor Vendor	0.09323885	1.336675333	1.30000716	0.00226423	0.00101452	0.00097063	243.162637	0.00625552	0.03810516			
2022Worker Worker	0	0	0	0	0	0	0	0	0			
2023Hauling Hauling	0.17560237	2.226284039	2.59906806	0.0040487	0.00123619	0.00118271	435.963551	0.01049984	0.06887354			
2023Vendor Vendor	0.092663	1.195628151	1.39379584	0.00216845	0.00069459	0.00066455	233.139858	0.00628844	0.03653535			
2023Worker Worker	0	0	0	0	0	0	0	0	0			
2024Hauling Hauling	0.17590509	2.21918211	2.60841052	0.00400677	0.00118861	0.00113719	431.625625	0.01056228	0.06819633			
2024Vendor Vendor	0.09268934	1.189191352	1.3973447	0.00214486	0.00066027	0.00063171	230.697254	0.00629705	0.03616672			
2024Worker Worker	0	0	0	0	0	0	0	0	0			
2025Hauling Hauling	0.1761027	2.212658705	2.61592772	0.00395345	0.00114687	0.00109725	426.10054	0.0106308	0.06733343			
2025Vendor Vendor	0.09268612	1.183410684	1.40021632	0.00211572	0.00063052	0.00060324	227.675278	0.00631297	0.03570564			
2025Worker Worker	0	0	0	0	0	0	0	0	0			
GWP	N/A	N/A	N/A	N/A	N/A	N/A	1	25	298			

Construction Phase	Daily One-Way Trips	Haul Days per Phase (days)	Work Hours per Day (hours/day)	Idling minutes per Day (miles)	Regional Emissions (pounds/day)						Regional Emissions (MT/year)			
					ROG	NOX	CO	SO2	PM10	PM2.5	CO2	CH4	N2O	CO2e
#REF!	#REF!													
#REF!	#REF!													
#REF!	#REF!	#REF!	#REF!	#REF!	#REF!	#REF!	#REF!	#REF!	#REF!	#REF!	#REF!	#REF!	#REF!	#REF!
#REF!	#REF!	#REF!	#REF!	#REF!	#REF!	#REF!	#REF!	#REF!	#REF!	#REF!	#REF!	#REF!	#REF!	#REF!
#REF!	#REF!	#REF!	#REF!	#REF!	#REF!	#REF!	#REF!	#REF!	#REF!	#REF!	#REF!	#REF!	#REF!	#REF!
#REF!	#REF!													
#REF!	#REF!													
#REF!	#REF!	#REF!	#REF!	#REF!	#REF!	#REF!	#REF!	#REF!	#REF!	#REF!	#REF!	#REF!	#REF!	#REF!
#REF!	#REF!	#REF!	#REF!	#REF!	#REF!	#REF!	#REF!	#REF!	#REF!	#REF!	#REF!	#REF!	#REF!	#REF!
#REF!	#REF!	#REF!	#REF!	#REF!	#REF!	#REF!	#REF!	#REF!	#REF!	#REF!	#REF!	#REF!	#REF!	#REF!
#REF!	#REF!													
#REF!	#REF!													
#REF!	#REF!	#REF!	#REF!	#REF!	#REF!	#REF!	#REF!	#REF!	#REF!	#REF!	#REF!	#REF!	#REF!	#REF!
#REF!	#REF!	#REF!	#REF!	#REF!	#REF!	#REF!	#REF!	#REF!	#REF!	#REF!	#REF!	#REF!	#REF!	#REF!
#REF!	#REF!	#REF!	#REF!	#REF!	#REF!	#REF!	#REF!	#REF!	#REF!	#REF!	#REF!	#REF!	#REF!	#REF!

670 Mesquit

Road Dust, Break Wear, and Tire wear Emissions

	Emission Factors (grams/mile)					
	PM10			PM2.5		
	RD	BW	TW	RD	BW	TW
2020Hauling Hauling	1.34E-01	0.061041559	0.03557907	2.00E-02	0.02616067	0.00889477
2020Vendor Vendor	1.34E-01	0.095690798	0.02378954	2.00E-02	0.04101034	0.00594738
2020Worker Worker	1.34E-01	0.036750011	0.008	2.00E-02	0.01575	0.002
2021Hauling Hauling	1.34E-01	0.061050019	0.03558424	2.00E-02	0.02616429	0.00889606
2021Vendor Vendor	1.34E-01	0.095695028	0.02379212	2.00E-02	0.04101215	0.00594803
2021Worker Worker	1.34E-01	0.036750011	0.008	2.00E-02	0.01575	0.002
2022Hauling Hauling	1.34E-01	0.061057896	0.03558894	2.00E-02	0.02616767	0.00889724
2022Vendor Vendor	1.34E-01	0.095698967	0.02379447	2.00E-02	0.04101384	0.00594862
2022Worker Worker	1.34E-01	0.036750011	0.008	2.00E-02	0.01575	0.002
2023Hauling Hauling	1.34E-01	0.061065773	0.0355935	2.00E-02	0.02617105	0.00889838
2023Vendor Vendor	1.34E-01	0.095702905	0.02379675	2.00E-02	0.04101553	0.00594919
2023Worker Worker	1.34E-01	0.036750011	0.008	2.00E-02	0.01575	0.002
2024Hauling Hauling	1.34E-01	0.061072705	0.03559743	2.00E-02	0.02617402	0.00889936
2024Vendor Vendor	1.34E-01	0.095706371	0.02379871	2.00E-02	0.04101702	0.00594968
2024Worker Worker	1.34E-01	0.036750011	0.008	2.00E-02	0.01575	0.002
2025Hauling Hauling	1.34E-01	0.061078441	0.03560057	2.00E-02	0.02617647	0.00890014
2025Vendor Vendor	1.34E-01	0.095709239	0.02380029	2.00E-02	0.04101825	0.00595007
2025Worker Worker	1.34E-01	0.036750011	0.008	2.00E-02	0.01575	0.002

670 Mesquit

Road Dust, Break Wear, and Tire wear Emissions

	Emission Factors (grams/mile)					
	PM10			PM2.5		
	RD	BW	TW	RD	BW	TW
2020Hauling Hauling	1.34E-01	0.061041559	0.03557907	2.00E-02	0.02616067	0.00889477
2020Vendor Vendor	1.34E-01	0.095690798	0.02378954	2.00E-02	0.04101034	0.00594738
2020Worker Worker	1.34E-01	0.036750011	0.008	2.00E-02	0.01575	0.002
2021Hauling Hauling	1.34E-01	0.061050019	0.03558424	2.00E-02	0.02616429	0.00889606
2021Vendor Vendor	1.34E-01	0.095695028	0.02379212	2.00E-02	0.04101215	0.00594803
2021Worker Worker	1.34E-01	0.036750011	0.008	2.00E-02	0.01575	0.002
2022Hauling Hauling	1.34E-01	0.061057896	0.03558894	2.00E-02	0.02616767	0.00889724
2022Vendor Vendor	1.34E-01	0.095698967	0.02379447	2.00E-02	0.04101384	0.00594862
2022Worker Worker	1.34E-01	0.036750011	0.008	2.00E-02	0.01575	0.002
2023Hauling Hauling	1.34E-01	0.061065773	0.0355935	2.00E-02	0.02617105	0.00889838
2023Vendor Vendor	1.34E-01	0.095702905	0.02379675	2.00E-02	0.04101553	0.00594919
2023Worker Worker	1.34E-01	0.036750011	0.008	2.00E-02	0.01575	0.002
2024Hauling Hauling	1.34E-01	0.061072705	0.03559743	2.00E-02	0.02617402	0.00889936
2024Vendor Vendor	1.34E-01	0.095706371	0.02379871	2.00E-02	0.04101702	0.00594968
2024Worker Worker	1.34E-01	0.036750011	0.008	2.00E-02	0.01575	0.002
2025Hauling Hauling	1.34E-01	0.061078441	0.03560057	2.00E-02	0.02617647	0.00890014
2025Vendor Vendor	1.34E-01	0.095709239	0.02380029	2.00E-02	0.04101825	0.00595007
2025Worker Worker	1.34E-01	0.036750011	0.008	2.00E-02	0.01575	0.002

Construction Phase	Daily One-Way Trips	Haul Days per Phase (days)	Work Hours per Day (hours/day)	One-Way Trip Distance per Day (miles)	Regional Emissions (pounds/day)					
					PM10			PM2.5		
					RD	BW	TW	RD	BW	TW
Demolition/Site Prep	2020									
Total Haul Trips	5370									
Hauling	115	47	8	25	0.85	0.39	0.23	0.13	0.17	0.06
Vendor	34	47	8	6.9	0.07	0.05	0.01	0.01	0.02	0.00
Worker	94	47	8	14.7	0.41	0.11	0.02	0.06	0.05	0.01
Drainage/Utilities/Trenchir	2020									
Total Haul Trips	0									
Hauling	0	60	8	25	0.00	0.00	0.00	0.00	0.00	0.00
Vendor	0	60	8	6.9	0.00	0.00	0.00	0.00	0.00	0.00
Worker	58	60	8	14.7	0.25	0.07	0.02	0.04	0.03	0.00
Grading/Excavation	2020									
Total Haul Trips	68864									
Hauling	252	274	8	21	1.56	0.71	0.42	0.23	0.31	0.10
Vendor	34	274	8	6.9	0.07	0.05	0.01	0.01	0.02	0.00
Worker	140	274	8	14.7	0.61	0.17	0.04	0.09	0.07	0.01
Grading/Excavation	2021									
Total Haul Trips	7038									
Hauling	252	28	8	21	1.56	0.71	0.42	0.23	0.31	0.10
Vendor	0	28	8	6.9	0.00	0.00	0.00	0.00	0.00	0.00
Worker	120	28	8	14.7	0.52	0.14	0.03	0.08	0.06	0.01
Foundation/Concrete Pour	2020									
Total Haul Trips	2816									
Hauling	896	43	8	6.9	1.82	0.83	0.48	0.27	0.36	0.12
Vendor	54	43	8	6.9	0.11	0.08	0.02	0.02	0.03	0.00
Worker	264	43	8	14.7	1.14	0.31	0.07	0.17	0.13	0.02
Foundation/Concretes Pou	2021									
Total Haul Trips	17544									
Hauling	742	211	8	6.9	1.51	0.69	0.40	0.23	0.30	0.10
Vendor	57	211	8	6.9	0.12	0.08	0.02	0.02	0.04	0.01
Worker	264	211	8	14.7	1.14	0.31	0.07	0.17	0.13	0.02
Building Construction	2021									
Total Haul Trips	9184									
Hauling	45	208	8	6.9	0.09	0.04	0.02	0.01	0.02	0.01
Vendor	47	208	8	6.9	0.10	0.07	0.02	0.01	0.03	0.00
Worker	1742	208	8	14.7	7.54	2.07	0.45	1.13	0.89	0.11
Building Construction	2022									
Total Haul Trips	15834									
Hauling	51	313	8	6.9	0.10	0.05	0.03	0.02	0.02	0.01
Vendor	48	313	8	6.9	0.10	0.07	0.02	0.01	0.03	0.00
Worker	1742	313	8	14.7	7.54	2.07	0.45	1.13	0.89	0.11

670 Mesquit

Road Dust, Break Wear, and Tire wear Emissions

	Emission Factors (grams/mile)					
	PM10			PM2.5		
	RD	BW	TW	RD	BW	TW
2020Hauling Hauling	1.34E-01	0.061041559	0.03557907	2.00E-02	0.02616067	0.00889477
2020Vendor Vendor	1.34E-01	0.095690798	0.02378954	2.00E-02	0.04101034	0.00594738
2020Worker Worker	1.34E-01	0.036750011	0.008	2.00E-02	0.01575	0.002
2021Hauling Hauling	1.34E-01	0.061050019	0.03558424	2.00E-02	0.02616429	0.00889606
2021Vendor Vendor	1.34E-01	0.095695028	0.02379212	2.00E-02	0.04101215	0.00594803
2021Worker Worker	1.34E-01	0.036750011	0.008	2.00E-02	0.01575	0.002
2022Hauling Hauling	1.34E-01	0.061057896	0.03558894	2.00E-02	0.02616767	0.00889724
2022Vendor Vendor	1.34E-01	0.095698967	0.02379447	2.00E-02	0.04101384	0.00594862
2022Worker Worker	1.34E-01	0.036750011	0.008	2.00E-02	0.01575	0.002
2023Hauling Hauling	1.34E-01	0.061065773	0.0355935	2.00E-02	0.02617105	0.00889838
2023Vendor Vendor	1.34E-01	0.095702905	0.02379675	2.00E-02	0.04101553	0.00594919
2023Worker Worker	1.34E-01	0.036750011	0.008	2.00E-02	0.01575	0.002
2024Hauling Hauling	1.34E-01	0.061072705	0.03559743	2.00E-02	0.02617402	0.00889936
2024Vendor Vendor	1.34E-01	0.095706371	0.02379871	2.00E-02	0.04101702	0.00594968
2024Worker Worker	1.34E-01	0.036750011	0.008	2.00E-02	0.01575	0.002
2025Hauling Hauling	1.34E-01	0.061078441	0.03560057	2.00E-02	0.02617647	0.00890014
2025Vendor Vendor	1.34E-01	0.095709239	0.02380029	2.00E-02	0.04101825	0.00595007
2025Worker Worker	1.34E-01	0.036750011	0.008	2.00E-02	0.01575	0.002

Construction Phase	Daily One-Way Trips	Haul Days per Phase (days)	Work Hours per Day (hours/day)	One-Way Trip Distance per Day (miles)	Regional Emissions (pounds/day)					
					PM10			PM2.5		
					RD	BW	TW	RD	BW	TW
Building Construction	2023									
Total Haul Trips	5800									
Hauling	19	312	8	6.9	0.04	0.02	0.01	0.01	0.01	0.00
Vendor	45	312	8	6.9	0.09	0.07	0.02	0.01	0.03	0.00
Worker	1742	312	8	14.7	7.54	2.07	0.45	1.13	0.89	0.11
Building Construction	2024									
Total Haul Trips	2332									
Hauling	8	314	8	6.9	0.02	0.01	0.00	0.00	0.00	0.00
Vendor	43	314	8	6.9	0.09	0.06	0.02	0.01	0.03	0.00
Worker	1742	314	8	14.7	7.54	2.07	0.45	1.13	0.89	0.11
Building Construction	2025									
Total Haul Trips	0									
Hauling	0	108	8	6.9	0.00	0.00	0.00	0.00	0.00	0.00
Vendor	38	108	8	6.9	0.08	0.06	0.01	0.01	0.02	0.00
Worker	1746	108	8	14.7	7.56	2.08	0.45	1.13	0.89	0.11
Architectural Coating	2022									
Total Haul Trips	0									
Hauling	0	248	8	6.9	0.00	0.00	0.00	0.00	0.00	0.00
Vendor	11	248	8	6.9	0.02	0.02	0.00	0.00	0.01	0.00
Worker	36	248	8	14.7	0.16	0.04	0.01	0.02	0.02	0.00
Architectural Coating	2023									
Total Haul Trips	0									
Hauling	0	312	8	6.9	0.00	0.00	0.00	0.00	0.00	0.00
Vendor	11	312	8	6.9	0.02	0.02	0.00	0.00	0.01	0.00
Worker	36	312	8	14.7	0.16	0.04	0.01	0.02	0.02	0.00
Architectural Coating	2024									
Total Haul Trips	0									
Hauling	0	314	8	6.9	0.00	0.00	0.00	0.00	0.00	0.00
Vendor	11	314	8	6.9	0.02	0.02	0.00	0.00	0.01	0.00
Worker	36	314	8	14.7	0.16	0.04	0.01	0.02	0.02	0.00
Architectural Coating	2025									
Total Haul Trips	0									
Hauling	0	43	8	6.9	0.00	0.00	0.00	0.00	0.00	0.00
Vendor	11	43	8	6.9	0.02	0.02	0.00	0.00	0.01	0.00
Worker	36	43	8	14.7	0.16	0.04	0.01	0.02	0.02	0.00
Paving	2023									
Total Haul Trips	7100									
Hauling	100	71	8	20	0.59	0.27	0.16	0.09	0.12	0.04
Vendor	0	71	8	6.9	0.00	0.00	0.00	0.00	0.00	0.00
Worker	58	71	8	14.7	0.25	0.07	0.02	0.04	0.03	0.00

670 Mesquit
Road Dust

Paved Road Dust Emission Factors (Assumes 64 days of precipitation for Santa Clara County)

Formula: $EF_{Dust,P} = (k\ (sL)^{0.91} \times (W)^{1.02})$

Where:

- $EF_{Dust,P}$ = Paved Road Dust Emission Factor (having the same units as k)
- k = particle size multiplier
- sL = road surface silt loading (g/m^2)
- W = average fleet vehicle weight (tons) (CARB uses 2.4 tons as a fleet average vehicle weight factor)

	Emission Factor (grams per VMT)	
	PM10	PM2.5
k	1.00	0.25
sL	0.043086	0.043086
W	2.4	2.4
$EF_{Dust,P}$	1.34E-01	2.00E-02

1.b) Operational Modeling Outputs

(1) Emissions Summaries and Miscellaneous Calculations

(2) Project without GHG Reduction Measures

- Option 1 - Annual
- Option 2 – Annual

(3) Project with GHG Reduction Measures

- Option 1 - Annual
- Option 2 – Annual

670 Mesquit

Project With GHG Reduction Characteristics, Features, and Measures

Greenhouse Gas Summary

Project Operations Summary WITH Deck (Full Buildout Year 2025)	
Category	**$MTCO_2e/yr$**
Mobile	26,058
Emergency Generator	99
Cooling Tower	164
Area	40
Electricity	7,923
Natural Gas	2,519
Water	917
Waste	1,308
Heliport [1]	162
Construction	864
Project Subtotal	**40,055**
Existing	2,067
Project Net Total GHG Emissions	**37,988**

Project Operations Summary WITHOUT Deck (Full Buildout Year 2025)	
Category	**$MTCO_2e/yr$**
Mobile	25,633
Emergency Generator	99
Cooling Tower	164
Area	40
Electricity	7,910
Natural Gas	2,519
Water	917
Waste	1,308
Heliport [1]	162
Construction	864
Project Subtotal	**39,617**
Existing	2,067
Project Net Total GHG Emissions	**37,550**

Existing Emissions Summary	
Category	**$MTCO_2e/yr$**
On Road Mobile Sources	443
Area	2
Energy (Electricity and Natural Gas)	1,576
Water Conveyance and Wastewater Treatment	31
Solid Waste	15
Total Existing Emissions	**2,067**

Area includes Furnace Emissions

$MTCO_2e$=Metric Tons Carbon Dioxide equivalents

1 Estimate of Heliport GHG emissions adapted from Appendix C of Appendix IV.O of the Climate Change Technical Report Wilshire Grand Development Project, https://planning.lacity.org/eir/WilshireGrandRedevProj/DEIR/DEIR%20Appendices/Appendix%20IV.O.pdf.

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Project Without GHG Reduction Characteristics, Features, and Measures

Greenhouse Gas Summary

Project Operations Summary WITH Deck (Full Buildout Year 2025)	
Category	**$MTCO_2e/yr$**
Mobile	33,600
Emergency Generator	99
Cooling Tower	242
Area	2,183
Electricity	9,713
Natural Gas	2,533
Water	1,209
Waste	1,308
Heliport	162
Construction	864
Project Subtotal	**51,914**
Existing	2,067
Project Net Total GHG Emissions	**49,847**

Project Operations Summary WITHOUT Deck (Full Buildout Year 2025)	
Category	**$MTCO_2e/yr$**
Mobile	33,064
Emergency Generator	99
Cooling Tower	242
Area	2,183
Electricity	9,697
Natural Gas	2,533
Water	1,209
Waste	1,308
Heliport	162
Construction	864
Project Subtotal	**51,363**
Existing	2,067
Project Net Total GHG Emissions	**49,296**

Existing Emissions Summary	
Category	**$MTCO_2e/yr$**
On Road Mobile Sources	443
Area	2
Energy (Electricity and Natural Gas)	1,576
Water Conveyance and Wastewater Treatment	31
Solid Waste	15
Total Existing Emissions	**2,067**

$MTCO_2e$=Metric Tons Carbon Dioxide equivalents

1 Estimate of Heliport GHG emissions adapted from Appendix C of Appendix IV.O of the Climate Change Technical Report Wilshire Grand Development Project, https://planning.lacity.org/eir/WilshireGrandRedevProj/DEIR/DEIR%20Appendices/Appendix%20IV.O.pdf.

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Project With GHG Reduction Characteristics, Features, and Measures and TRAF-MM-1

Greenhouse Gas Summary

Project Operations Summary WITH Deck (Full Buildout Year 2025)	
Category	**$MTCO_2e/yr$**
Mobile	23,556
Emergency Generator	99
Cooling Tower	164
Area	40
Electricity	7,923
Natural Gas	2,519
Water	917
Waste	1,308
Heliport [1]	162
Construction	864
Project Subtotal	**37,554**
Existing	2,067
Project Net Total GHG Emissions	**35,487**

Project Operations Summary WITHOUT Deck (Full Buildout Year 2025)	
Category	**$MTCO_2e/yr$**
Mobile	23,167
Emergency Generator	99
Cooling Tower	164
Area	40
Electricity	7,910
Natural Gas	2,519
Water	917
Waste	1,308
Heliport [1]	162
Construction	864
Project Subtotal	**37,152**
Existing	2,067
Project Net Total GHG Emissions	**35,085**

Existing Emissions Summary	
Category	**$MTCO_2e/yr$**
On Road Mobile Sources	443
Area	2
Energy (Electricity and Natural Gas)	1,576
Water Conveyance and Wastewater Treatment	31
Solid Waste	15
Total Existing Emissions	**2,067**

$MTCO_2e$=Metric Tons Carbon Dioxide equivalents

1 Estimate of Heliport GHG emissions adapted from Appendix C of Appendix IV.O of the Climate Change Technical Report Wilshire Grand Development Project, https://planning.lacity.org/eir/WilshireGrandRedevProj/DEIR/DEIR%20Appendices/Appendix%20IV.O.pdf.

EV Charging Stations

Source	Spaces	Average Charge (kWh/day)[1 2 3]	Days	kWh/yr	Electricity Emission Factor	Electricity Emission Factor	Total EV Charging GHG Emissions Per Year
Residential	60	4.4	365	96,360	**(MT CO2/MWh)**	**(lbs CO2/MWh)**	54.99
Commercial/Retail	60	4.4	365	96,360	0.28	626.48	
Total	**120**	**4.4**	**365**	**192,720**	**(MT CH4/MWh)**	**(lbs CH4/MWh)**	
					1.32E-05	0.029	
					(MT N2O/MWh)	**(lbs N2O/MWh)**	
					2.80E-06	0.00617	

[1] US Department of Energy. Alternative Fuels Data Center, 2016. Hybrid and Plug-In Electric Vehicle Emissions Data Sources and Assumptions.

[2] US Department of Energy. Smith, Margaret, 2016. Level 1 Electric Vehicle Charging Stations at the Workplace.

[3] UCLA Luskin Center for Innovation. Williams, Brett and JR deShazo, 2013. Pricing Workplace Charging: Financial Viability and Fueling Costs.

EV Charging Stations

Source	Spaces	Average Charge (kWh/day)[1 2 3]	Days	kWh/yr	Electricity Emission Factor	Electricity Emission Factor	Total EV Charging GHG Emissions Per Year
Residential	60	4.4	365	96,360	**(MT CO2/MWh)**	**(lbs CO2/MWh)**	64.91
Commercial/Retail	60	4.4	365	96,360	0.34	740.03	
Total	**120**	**4.4**	**365**	**192,720**	**(MT CH4/MWh)**	**(lbs CH4/MWh)**	
					1.32E-05	0.029	
					(MT N2O/MWh)	**(lbs N2O/MWh)**	
					2.80E-06	0.00617	

[1] US Department of Energy. Alternative Fuels Data Center, 2016. Hybrid and Plug-In Electric Vehicle Emissions Data Sources and Assumptions.

[2] US Department of Energy. Smith, Margaret, 2016. Level 1 Electric Vehicle Charging Stations at the Workplace.

[3] UCLA Luskin Center for Innovation. Williams, Brett and JR deShazo, 2013. Pricing Workplace Charging: Financial Viability and Fueling Costs.

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Cooling Towers
Greenhouse Gas Analysis

24	hr/day
151,470	gal/day
55,286,550	gal/year
55.2866	mgal/year

CalEEMod Water Electricity Factors	Electricity Intensity Factor To Supply (kWh/Mgal)	Electricity Intensity Factor To Treat (kWh/Mgal)	Electricity Intensity Factor To Distribute (kWh/Mgal)	Electricity Intensity Factor For Wastewater Treatment (kWh/Mgal)
	9727	111	1272	1911

		GHG Emissions (lbs/yr)				
Source	**Electricity Demand from Water Demand (million kWh)**	**CO2**	**CH4**	**N20**	**CO2e**	**MTCO2e (MT/yr)**
Cooling Tower	0.7199	532,737	20.88	4.32	534,546	242.5

GHG	Intensity factor (lbs/MWh)
CO2	740.03
CH4	0.029
N2O	0.006

Notes: Flow rate from MEP Info pdf 11-22-18 and IV.N.2 Water Supply

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Cooling Towers - with PDF
Greenhouse Gas Analysis

24	hr/day
121,176	gal/day
44,229,240	gal/year
44.2292	mgal/year

CalEEMod Water Electricity Factors	Electricity Intensity Factor To Supply (kWh/Mgal)	Electricity Intensity Factor To Treat (kWh/Mgal)	Electricity Intensity Factor To Distribute (kWh/Mgal)	Electricity Intensity Factor For Wastewater Treatment (kWh/Mgal)
	9727	111	1272	1911

		GHG Emissions (lbs/yr)				
Source	Electricity Demand from Water Demand (million kWh)	CO2	CH4	N20	CO2e	MTCO2e (MT/yr)
Cooling Tower	0.5759	360,795	16.70	3.46	362,243	164.3

GHG	Intensity factor (lbs/MWh)
CO2	626.48
CH4	0.029
N2O	0.006

Notes: Flow rate from MEP Info pdf 11-22-18 and IV.N.2 Water Supply

670 Mesquit Project

Emergency Generator Daily Maintenance AQ Emissions

Building	VOC	NO_X	CO	SOx	PM10	PM2.5
	lb/day					
Step 1	0.79	14.97	8.57	0.00	0.06	0.06
Step 2	0.39	7.48	4.28	0.00	0.03	0.03
Step 3/4	0.79	14.97	8.57	0.00	0.06	0.06
Total	**1.97**	**37.42**	**21.42**	**0.00**	**0.16**	**0.15**

Annual GHG Emissions

Building	$MTCO_2e$/year
1	40
2	20
3&4	40
Total	**99**

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Emergency Generator Daily Maintenance AQ Emissions - With PDFs - With Mitigation

Building	VOC	NO_X	CO	SOx	PM10	PM2.5
	lb/day					
Step 1	0.20	7.35	8.53	1.81E-04	0.05	0.05
Total	**0.20**	**7.35**	**8.53**	**1.81E-04**	**0.05**	**0.05**

Annual GHG Emissions

Building	$MTCO_2e$/year
1	40
Total	**40**

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Air Quality Assessment

Emergency Generator Emissions

Conversion Factors

HP/kW	1.3410	
PM10 Fraction of Total PM	0.960	Table A - Updated CEIDARS Table with PM2.5 Fractions, INTERNAL COMBUSTION - DISTILLATE AND DIESEL-ELECTRIC GENERATION
PM2.5 Fraction of Total PM	0.937	Table A - Updated CEIDARS Table with PM2.5 Fractions, INTERNAL COMBUSTION - DISTILLATE AND DIESEL-ELECTRIC GENERATION
CO2 g/gal	10.21	Climate Registry, Table 13.1: https://www.theclimateregistry.org/wp-content/uploads/2014/11/2016-Climate-Registry-Default-Emission-Factors.pdf
CH4 g/gal	0.58	Climate Registry, Table 13.7: https://www.theclimateregistry.org/wp-content/uploads/2014/11/2016-Climate-Registry-Default-Emission-Factors.pdf
N2O g/gal	0.26	Climate Registry, Table 13.7: https://www.theclimateregistry.org/wp-content/uploads/2014/11/2016-Climate-Registry-Default-Emission-Factors.pdf
GWP CH4	25	IPCC AR4
GWP N2O	298	IPCC AR4
CO2e g/gal	10,302	
CO2 g/gal	10,210	
CO2/CO2e	0.9911	

Step1 Emergency Generator

Ratings:	1,500	kW	*(based on conservative engineering assumptions)*
	2,012	HP	*(based on conservative engineering assumptions; conversion from kW to hp)*
	-	kW	*(based on conservative engineering assumptions)*
	-	HP	*(conversion from kW to hp)*
Load Factor:	0.74		*(based on CalEEMod Generator Set Load Factor)*
Engine Emissions Tier:	Rule 1470 Compliant		*(compliance with CARB and AQMD diesel regulations)*
Operating Hours per Unit:	1	hours/day	*(testing/maintenance)*
	50	hours/year	*(testing/maintenance, Regulatory Limit per SCAQMD Rule 1470)*

Emergency Generator Emissions

Units	Criteria Pollutants [1, 2, 3]						Greenhouse Gases [4]	
	VOC	NO_X	CO	SOx	PM10	PM2.5	CO_2	CO_2e
g/kW-hr	—	—	3.50	—	—	—	—	—
g/HP-hr	0.24	4.56	2.61	5.50E-05	0.0192	0.0187	526.17	530.91
lbs/hr	0.79	14.97	8.57	0.00	0.06	0.06	1727.10	1,742.66
lbs/day	**0.79**	**14.97**	**8.57**	**0.00018**	**0.06**	**0.06**	1,727.10	1,742.66
lbs/yr	39.39	748.39	428.35	0.01	3.15	3.08	86,355.04	87,133.00
tons/yr	0.02	0.37	0.21	0.00	0.00	0.00	43.18	43.57
metric tons/yr	—	—	—	—	—	—	**39.17**	**39.52**

Notes:

1. Emission factors for VOC and NOX: Regulatory Limit per SCAQMD Rule 1470 (Requirements for Stationary Diesel-Fueled Internal Combustion and Other Compression Ignition Engines).
2. Emission factors for CO, PM10, and PM2.5: Regulatory Limit per SCAQMD Rule 1470 (Requirements for Stationary Diesel-Fueled Internal Combustion and Other Compression Ignition Engines).
3. Emission factor for SO2: U.S. Environmental Protection Agency, AP-42 Compilation of Air Pollutant Emission Factors, Fifth Edition, Section 3.4, Table 3.4-1.
   Emission Factor for SO2 is based on 15 ppm (0.0015%) S1 from the EPA Nonroad Diesel Fuel Program, and assumes complete conversion to SO2.
4. Emission factor for CO2: U.S. Environmental Protection Agency, AP-42 Compilation of Air Pollutant Emission Factors, Fifth Edition, Section 3.4, Table 3.4-1. 5%
   Emissions of GHGs assume 99.11% of the CO2e emissions occur as CO2, based on Climate Registry emission factors as referenced above.

Source: ESA 2018. pdf file: MEP Info (10-22-18)

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Air Quality Assessment

Emergency Generator Emissions

Conversion Factors

HP/kW	1.3410	
PM10 Fraction of Total PM	0.960	Table A - Updated CEIDARS Table with PM2.5 Fractions, INTERNAL COMBUSTION - DISTILLATE AND DIESEL-ELECTRIC GENERATION
PM2.5 Fraction of Total PM	0.937	Table A - Updated CEIDARS Table with PM2.5 Fractions, INTERNAL COMBUSTION - DISTILLATE AND DIESEL-ELECTRIC GENERATION
CO2 g/gal	10.21	Climate Registry, Table 13.1: https://www.theclimateregistry.org/wp-content/uploads/2014/11/2016-Climate-Registry-Default-Emission-Factors.pdf
CH4 g/gal	0.58	Climate Registry, Table 13.7: https://www.theclimateregistry.org/wp-content/uploads/2014/11/2016-Climate-Registry-Default-Emission-Factors.pdf
N2O g/gal	0.26	Climate Registry, Table 13.7: https://www.theclimateregistry.org/wp-content/uploads/2014/11/2016-Climate-Registry-Default-Emission-Factors.pdf
GWP CH4	25	IPCC AR4
GWP N2O	298	IPCC AR4 IPCC AR4
CO2e g/gal	10,302	
CO2 g/gal	10,210	
CO2/CO2e	0.9911	

Step2 Emergency Generator

Ratings:	750	kW	*(based on conservative engineering assumptions)*
	1,006	HP	*(based on conservative engineering assumptions; conversion from kW to hp)*
	-	kW	*(based on conservative engineering assumptions)*
	-	HP	*(conversion from kW to hp)*
Load Factor:	0.74		*(based on CalEEMod Generator Set Load Factor)*
Engine Emissions Tier:	Rule 1470 Compliant		*(compliance with CARB and AQMD diesel regulations)*
Operating Hours per Unit:	1	hours/day	*(testing/maintenance)*
	50	hours/year	*(testing/maintenance, Regulatory Limit per SCAQMD Rule 1470)*

Emergency Generator Emissions

Units	Criteria Pollutants [1, 2, 3]						Greenhouse Gases [4]	
	VOC	NO_X	CO	SOx	PM10	PM2.5	CO_2	CO_2e
g/kW-hr	—	—	3.50	—	—	—	—	—
g/HP-hr	0.24	4.56	2.61	5.50E-05	0.0192	0.0187	526.17	530.91
lbs/hr	0.39	7.48	4.28	0.00	0.03	0.03	863.55	871.33
lbs/day	**0.39**	**7.48**	**4.28**	**0.00009**	**0.03**	**0.03**	863.55	871.33
lbs/yr	19.69	374.20	214.17	0.00	1.58	1.54	43,177.52	43,566.50
tons/yr	0.01	0.19	0.11	0.00	0.00	0.00	21.59	21.78
metric tons/yr	—	—	—	—	—	—	**19.59**	**19.76**

Notes:

1. Emission factors for VOC and NOX: Regulatory Limit per SCAQMD Rule 1470 (Requirements for Stationary Diesel-Fueled Internal Combustion and Other Compression Ignition Engines).
2. Emission factors for CO, PM10, and PM2.5: Regulatory Limit per SCAQMD Rule 1470 (Requirements for Stationary Diesel-Fueled Internal Combustion and Other Compression Ignition Engines).
3. Emission factor for SO2: U.S. Environmental Protection Agency, AP-42 Compilation of Air Pollutant Emission Factors, Fifth Edition, Section 3.4, Table 3.4-1.
   Emission Factor for SO2 is based on 15 ppm (0.0015%) S1 from the EPA Nonroad Diesel Fuel Program, and assumes complete conversion to SO2.
4. Emission factor for CO2: U.S. Environmental Protection Agency, AP-42 Compilation of Air Pollutant Emission Factors, Fifth Edition, Section 3.4, Table 3.4-1.
   Emissions of GHGs assume 99.11% of the CO2e emissions occur as CO2, based on Climate Registry emission factors as referenced above.

Source: ESA 2018.

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Air Quality Assessment

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Emergency Generator Emissions (Step 3&4)

Conversion Factors

HP/kW	1.3410	
PM10 Fraction of Total PM	0.960	Table A - Updated CEIDARS Table with PM2.5 Fractions, INTERNAL COMBUSTION - DISTILLATE AND DIESEL-ELECTRIC GENERATION
PM2.5 Fraction of Total PM	0.937	Table A - Updated CEIDARS Table with PM2.5 Fractions, INTERNAL COMBUSTION - DISTILLATE AND DIESEL-ELECTRIC GENERATION
CO2 g/gal	10.21	Climate Registry, Table 13.1: https://www.theclimateregistry.org/wp-content/uploads/2014/11/2016-Climate-Registry-Default-Emission-Factors.pdf
CH4 g/gal	0.58	Climate Registry, Table 13.7: https://www.theclimateregistry.org/wp-content/uploads/2014/11/2016-Climate-Registry-Default-Emission-Factors.pdf
N2O g/gal	0.26	Climate Registry, Table 13.7: https://www.theclimateregistry.org/wp-content/uploads/2014/11/2016-Climate-Registry-Default-Emission-Factors.pdf
GWP CH4	25	IPCC AR4
GWP N2O	298	IPCC AR4 IPCC AR4
CO2e g/gal	10,302	
CO2 g/gal	10,210	
CO2/CO2e	0.9911	

Step4

Ratings:	1,500	kW	*(based on conservative engineering assumptions)*
	2,012	HP	*(based on conservative engineering assumptions; conversion from kW to hp)*
	-	kW	*(based on conservative engineering assumptions)*
	-	HP	*(conversion from kW to hp)*
Load Factor:	0.74		*(based on CalEEMod Generator Set Load Factor)*
Engine Emissions Tier:	Rule 1470 Compliant		*(compliance with CARB and AQMD diesel regulations)*
Operating Hours per Unit:	1	hours/day	*(testing/maintenance)*
	50	hours/year	*(testing/maintenance, Regulatory Limit per SCAQMD Rule 1470)*

Emergency Generator Emissions

Units	Criteria Pollutants [1, 2, 3]						Greenhouse Gases [4]	
	VOC	NO_X	CO	SOx	PM10	PM2.5	CO_2	CO_2e
g/kW-hr	—	—	3.50	—	—	—	—	—
g/HP-hr	0.24	4.56	2.61	5.50E-05	0.0192	0.0187	526.17	530.91
lbs/hr	0.79	14.97	8.57	0.00	0.06	0.06	1727.10	1,742.66
lbs/day	**0.79**	**14.97**	**8.57**	**0.00018**	**0.06**	**0.06**	1,727.10	1,742.66
lbs/yr	39.39	748.39	428.35	0.01	3.15	3.08	86,355.04	87,133.00
tons/yr	0.02	0.37	0.21	0.00	0.00	0.00	43.18	43.57
metric tons/yr	—	—	—	—	—	—	**39.17**	**39.52**

Notes:

1. Emission factors for VOC and NOX: Regulatory Limit per SCAQMD Rule 1470 (Requirements for Stationary Diesel-Fueled Internal Combustion and Other Compression Ignition Engines).
2. Emission factors for CO, PM10, and PM2.5: Regulatory Limit per SCAQMD Rule 1470 (Requirements for Stationary Diesel-Fueled Internal Combustion and Other Compression Ignition Engines).
3. Emission factor for SO2: U.S. Environmental Protection Agency, AP-42 Compilation of Air Pollutant Emission Factors, Fifth Edition, Section 3.4, Table 3.4-1.
   Emission Factor for SO2 is based on 15 ppm (0.0015%) S1 from the EPA Nonroad Diesel Fuel Program, and assumes complete conversion to SO2.
4 Emission factor for CO2: U.S. Environmental Protection Agency, AP-42 Compilation of Air Pollutant Emission Factors, Fifth Edition, Section 3.4, Table 3.4-1.
   Emissions of GHGs assume 99.11% of the CO2e emissions occur as CO2, based on Climate Registry emission factors as referenced above.

Source: ESA 2018.

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Air Quality Assessment

Emergency Generator Emissions - with PDF

Conversion Factors

HP/kW	1.3410	
PM10 Fraction of Total PM	0.960	Table A - Updated CEIDARS Table with PM2.5 Fractions, INTERNAL COMBUSTION - DISTILLATE AND DIESEL-ELECTRIC GENERATION
PM2.5 Fraction of Total PM	0.937	Table A - Updated CEIDARS Table with PM2.5 Fractions, INTERNAL COMBUSTION - DISTILLATE AND DIESEL-ELECTRIC GENERATION
CO2 g/gal	10.21	Climate Registry, Table 13.1: https://www.theclimateregistry.org/wp-content/uploads/2014/11/2016-Climate-Registry-Default-Emission-Factors.pdf
CH4 g/gal	0.58	Climate Registry, Table 13.7: https://www.theclimateregistry.org/wp-content/uploads/2014/11/2016-Climate-Registry-Default-Emission-Factors.pdf
N2O g/gal	0.26	Climate Registry, Table 13.7: https://www.theclimateregistry.org/wp-content/uploads/2014/11/2016-Climate-Registry-Default-Emission-Factors.pdf
GWP CH4	25	IPCC AR4
GWP N2O	298	IPCC AR4
CO2e g/gal	10,302	
CO2 g/gal	10,210	
CO2/CO2e	0.9911	

Step1 Emergency Generator

Ratings:	1,500	kW	*(based on conservative engineering assumptions)*
	2,012	HP	*(based on conservative engineering assumptions; conversion from kW to hp)*
	-	kW	*(based on conservative engineering assumptions)*
	-	HP	*(conversion from kW to hp)*
Load Factor:	0.74		*(based on CalEEMod Generator Set Load Factor)*
Engine Emissions Tier:	Rule 1470 Compliant		*(compliance with CARB and AQMD diesel regulations)*
Operating Hours per Unit:	1	hours/day	*(testing/maintenance)*
	50	hours/year	*(testing/maintenance, Regulatory Limit per SCAQMD Rule 1470)*

Emergency Generator Emissions

Units	Criteria Pollutants [1, 2, 3]						Greenhouse Gases [4]	
	VOC	NO_X	CO	SOx	PM10	PM2.5	CO_2	CO_2e
g/kW-hr	—	—	3.50	—	—	—	—	—
g/HP-hr	0.06	2.24	2.60	5.50E-05	0.02	0.02	526.17	530.91
lbs/hr	0.20	7.35	8.53	0.00	0.05	0.05	1727.10	1,742.66
lbs/day	**0.20**	**7.35**	**8.53**	**0.00018**	**0.053**	**0.053**	1,727.10	1,742.66
lbs/yr	9.85	367.63	426.71	0.01	2.63	2.63	86,355.04	87,133.00
tons/yr	0.00	0.18	0.21	0.00	0.00	0.00	43.18	43.57
metric tons/yr	—	—	—	—	—	—	**39.17**	**39.52**

Notes:

1. Emission factors for VOC and NOX: Regulatory Limit per SCAQMD Rule 1470 (Requirements for Stationary Diesel-Fueled Internal Combustion and Other Compression Ignition Engines).
2. Emission factors for CO, PM10, and PM2.5: Regulatory Limit per SCAQMD Rule 1470 (Requirements for Stationary Diesel-Fueled Internal Combustion and Other Compression Ignition Engines).
3. Emission factor for SO2: U.S. Environmental Protection Agency, AP-42 Compilation of Air Pollutant Emission Factors, Fifth Edition, Section 3.4, Table 3.4-1.
   Emission Factor for SO2 is based on 15 ppm (0.0015%) S1 from the EPA Nonroad Diesel Fuel Program, and assumes complete conversion to SO2.
4. Emission factor for CO2: U.S. Environmental Protection Agency, AP-42 Compilation of Air Pollutant Emission Factors, Fifth Edition, Section 3.4, Table 3.4-1. 5%
   Emissions of GHGs assume 99.11% of the CO2e emissions occur as CO2, based on Climate Registry emission factors as referenced above.
5. Emissions Factors for Tier 4 Final from CalEEMOD Appendix D, Pg. D-77

Source: ESA 2018. pdf file: MEP Info (10-22-18)

670 Mesquit Mixed Use Project EIR
Air Quality Assessment

Emergency Generator Emissions - with PDF

Conversion Factors

HP/kW	1.3410	
PM10 Fraction of Total PM	0.960	Table A - Updated CEIDARS Table with PM2.5 Fractions, INTERNAL COMBUSTION - DISTILLATE AND DIESEL-ELECTRIC GENERATION
PM2.5 Fraction of Total PM	0.937	Table A - Updated CEIDARS Table with PM2.5 Fractions, INTERNAL COMBUSTION - DISTILLATE AND DIESEL-ELECTRIC GENERATION
CO2 g/gal	10.21	Climate Registry, Table 13.1: https://www.theclimateregistry.org/wp-content/uploads/2014/11/2016-Climate-Registry-Default-Emission-Factors.pdf
CH4 g/gal	0.58	Climate Registry, Table 13.7: https://www.theclimateregistry.org/wp-content/uploads/2014/11/2016-Climate-Registry-Default-Emission-Factors.pdf
N2O g/gal	0.26	Climate Registry, Table 13.7: https://www.theclimateregistry.org/wp-content/uploads/2014/11/2016-Climate-Registry-Default-Emission-Factors.pdf
GWP CH4	25	IPCC AR4
GWP N2O	298	IPCC AR4
CO2e g/gal	10,302	
CO2 g/gal	10,210	
CO2/CO2e	0.9911	

IPCC AR4

Step2 Emergency Generator

Ratings:	750	kW	*(based on conservative engineering assumptions)*
	1,006	HP	*(based on conservative engineering assumptions; conversion from kW to hp)*
	-	kW	*(based on conservative engineering assumptions)*
	-	HP	*(conversion from kW to hp)*
Load Factor:	0.74		*(based on CalEEMod Generator Set Load Factor)*
Engine Emissions Tier:	Rule 1470 Compliant		*(compliance with CARB and AQMD diesel regulations)*
Operating Hours per Unit:	1	hours/day	*(testing/maintenance)*
	50	hours/year	*(testing/maintenance, Regulatory Limit per SCAQMD Rule 1470)*

Emergency Generator Emissions

Units	Criteria Pollutants [1, 2, 3]						Greenhouse Gases [4]	
	VOC	NO_X	CO	SOx	PM10	PM2.5	CO_2	CO_2e
g/kW-hr	—	—	3.50	—	—	—	—	—
g/HP-hr	0.06	2.24	2.60	5.50E-05	0.02	0.02	526.17	530.91
lbs/hr	0.10	3.68	4.27	0.00	0.03	0.03	863.55	871.33
lbs/day	**0.10**	**3.68**	**4.27**	**0.00009**	**0.03**	**0.03**	863.55	871.33
lbs/yr	4.92	183.82	213.36	0.00	1.31	1.31	43,177.52	43,566.50
tons/yr	0.00	0.09	0.11	0.00	0.00	0.00	21.59	21.78
metric tons/yr	—	—	—	—	—	—	**19.59**	**19.76**

Notes:

1. Emission factors for VOC and NOX: Regulatory Limit per SCAQMD Rule 1470 (Requirements for Stationary Diesel-Fueled Internal Combustion and Other Compression Ignition Engines).
2. Emission factors for CO, PM10, and PM2.5: Regulatory Limit per SCAQMD Rule 1470 (Requirements for Stationary Diesel-Fueled Internal Combustion and Other Compression Ignition Engines).
3. Emission factor for SO2: U.S. Environmental Protection Agency, AP-42 Compilation of Air Pollutant Emission Factors, Fifth Edition, Section 3.4, Table 3.4-1.
   Emission Factor for SO2 is based on 15 ppm (0.0015%) S1 from the EPA Nonroad Diesel Fuel Program, and assumes complete conversion to SO2.
4. Emission factor for CO2: U.S. Environmental Protection Agency, AP-42 Compilation of Air Pollutant Emission Factors, Fifth Edition, Section 3.4, Table 3.4-1.
   Emissions of GHGs assume 99.11% of the CO2e emissions occur as CO2, based on Climate Registry emission factors as referenced above.
5. Emissions Factors for Tier 4 Final from CalEEMOD Appendix D, Pg. D-77

Source: ESA 2018.

670 Mesquit Mixed Use Project EIR
Air Quality Assessment

670 Mesquit Mixed Use Project EIR

Emergency Generator Emissions (Step 3&4) - with PDF

Conversion Factors

HP/kW	1.3410	
PM10 Fraction of Total PM	0.960	Table A - Updated CEIDARS Table with PM2.5 Fractions, INTERNAL COMBUSTION - DISTILLATE AND DIESEL-ELECTRIC GENERATION
PM2.5 Fraction of Total PM	0.937	Table A - Updated CEIDARS Table with PM2.5 Fractions, INTERNAL COMBUSTION - DISTILLATE AND DIESEL-ELECTRIC GENERATION
CO2 g/gal	10.21	Climate Registry, Table 13.1: https://www.theclimateregistry.org/wp-content/uploads/2014/11/2016-Climate-Registry-Default-Emission-Factors.pdf
CH4 g/gal	0.58	Climate Registry, Table 13.7: https://www.theclimateregistry.org/wp-content/uploads/2014/11/2016-Climate-Registry-Default-Emission-Factors.pdf
N2O g/gal	0.26	Climate Registry, Table 13.7: https://www.theclimateregistry.org/wp-content/uploads/2014/11/2016-Climate-Registry-Default-Emission-Factors.pdf
GWP CH4	25	IPCC AR4
GWP N2O	298	IPCC AR4 IPCC AR4
CO2e g/gal	10,302	
CO2 g/gal	10,210	
CO2/CO2e	0.9911	

Step4

Ratings:	1,500	kW	*(based on conservative engineering assumptions)*
	2,012	HP	*(based on conservative engineering assumptions; conversion from kW to hp)*
	-	kW	*(based on conservative engineering assumptions)*
	-	HP	*(conversion from kW to hp)*
Load Factor:	0.74		*(based on CalEEMod Generator Set Load Factor)*
Engine Emissions Tier:	Rule 1470 Compliant		*(compliance with CARB and AQMD diesel regulations)*
Operating Hours per Unit:	1	hours/day	*(testing/maintenance)*
	50	hours/year	*(testing/maintenance, Regulatory Limit per SCAQMD Rule 1470)*

Emergency Generator Emissions

Units	Criteria Pollutants [1, 2, 3]						Greenhouse Gases [4]	
	VOC	NO_X	CO	SOx	PM10	PM2.5	CO_2	CO_2e
g/kW-hr	—	—	3.50	—	—	—	—	—
g/HP-hr	0.06	2.24	2.60	5.50E-05	0.02	0.02	526.17	530.91
lbs/hr	0.20	7.35	8.53	0.00	0.05	0.05	1727.10	1,742.66
lbs/day	**0.20**	**7.35**	**8.53**	**0.00018**	**0.05**	**0.05**	1,727.10	1,742.66
lbs/yr	9.85	367.63	426.71	0.01	2.63	2.63	86,355.04	87,133.00
tons/yr	0.00	0.18	0.21	0.00	0.00	0.00	43.18	43.57
metric tons/yr	—	—	—	—	—	—	**39.17**	**39.52**

Notes:

1. Emission factors for VOC and NOX: Regulatory Limit per SCAQMD Rule 1470 (Requirements for Stationary Diesel-Fueled Internal Combustion and Other Compression Ignition Engines).
2. Emission factors for CO, PM10, and PM2.5: Regulatory Limit per SCAQMD Rule 1470 (Requirements for Stationary Diesel-Fueled Internal Combustion and Other Compression Ignition Engines).
3. Emission factor for SO2: U.S. Environmental Protection Agency, AP-42 Compilation of Air Pollutant Emission Factors, Fifth Edition, Section 3.4, Table 3.4-1.
   Emission Factor for SO2 is based on 15 ppm (0.0015%) S1 from the EPA Nonroad Diesel Fuel Program, and assumes complete conversion to SO2.
4 Emission factor for CO2: U.S. Environmental Protection Agency, AP-42 Compilation of Air Pollutant Emission Factors, Fifth Edition, Section 3.4, Table 3.4-1.
5 Emissions Factors for Tier 4 Final from CalEEMOD Appendix D, Pg. D-77

Source: ESA 2018. pdf file: MEP Info (10-22-18)

Utility Provider: LADWP

Year	RPS Mandate	Electricity Emission Factor (MT CO2e/MWh)	Electricity Emission Factor (lbs CO2e/MWh)
Base	Base	0.5328	1174.64949
2016	29.00%	0.378296486	834.00113
Base	0%	0.5328	1174.65
2016	29%	0.3783	834.00
2017	30.00%	0.3730	822.25
2018	31.00%	0.3676	810.51
2019	32.00%	0.3623	798.76
2020	33.00%	0.3570	787.02
2021	35.75%	0.3423	754.71
2022	38.50%	0.3277	722.41
2023	41.25%	0.3130	690.11
2024	44.00%	0.2984	657.80
2025	46.67%	0.2842	626.48
2026	49.33%	0.2700	595.16
2027	52.00%	0.2557	563.83
2028	54.67%	0.2415	532.51
2029	57.33%	0.2273	501.18
2030	60.0%	0.2131	469.86
2031	62.7%	0.1989	438.54
2032	65.3%	0.1847	407.21
2033	68.0%	0.1705	375.89
2034	70.7%	0.1563	344.56
2035	73.3%	0.1421	313.24
2036	76.0%	0.1279	281.92
2037	78.7%	0.1137	250.59
2038	81.3%	0.0995	219.27
2039	84.0%	0.0852	187.94
2040	86.7%	0.0710	156.62
2041	89.3%	0.0568	125.30
2042	92.0%	0.0426	93.97
2043	94.7%	0.0284	62.65
2044	97.3%	0.0142	31.32
2045	100%	0	0
2046	100%	0	0
2047	100%	0	0
2048	100%	0	0
2049	100%	0	0
2050	100%	0	0
2051	100%	0	0
2052	100%	0	0
2053	100%	0	0

[1] Los Angeles Department of Water and Power, 2017 Power Strategic Long-Term Resource Plan, December 2017. https://www.l

[2] LADWP 2016 Power Content Label https://ww2.energy.ca.gov/pcl/labels/2016_labels/Los_Angeles_Department_of_Water_an

[3] SB-100 California Renewables Portfolio Standard Program: Emissions of Greenhouse Gases, https://leginfo.legislature.ca.gov/fa

SB100.

Utility Provider: LADWP

Year	RPS Mandate	Electricity Emission Factor (MT CO2e/MWh)	Electricity Emission Factor (lbs CO2e/MWh)
Base	Base	0.5328	1174.64949
2016	29.00%	0.378296486	834.00113
Base	0%	0.5328	1174.65
2016	29%	0.3783	834.00
2017	30%	0.3730	822.25
2018	31%	0.3676	810.51
2019	32%	0.3623	798.76
2020	33.00%	0.3570	787.02
2021	33.80%	0.3527	777.62
2022	34.60%	0.3485	768.22
2023	35.40%	0.3442	758.82
2024	36.20%	0.3399	749.43
2025	37.00%	0.3357	740.03
2026	37.80%	0.3314	730.63
2027	38.60%	0.3271	721.23
2028	39.40%	0.3229	711.84
2029	40.20%	0.3186	702.44
2030	41.00%	0.3144	693.04

[1] Los Angeles Department of Water and Power, 2017 Power Strategic Long-Term Resource Plan, December 2017. https://www.

[2] LADWP 2016 Power Content Label https://ww2.energy.ca.gov/pcl/labels/2016_labels/Los_Angeles_Department_of_Water_a

[3] Climate Change Scoping Plan, Appendix D - Pathways, pg 3, https://ww2.arb.ca.gov/sites/default/files/classic//cc/scopingplan

670 Mesquit
Draft Environmental Impact Report
Greenhouse Gas Assessment
Option 1

Scenario	Year	VMT/year	GHG Emission Factors (metric tons/year)			
			CO2	CH4	N2O	CO2e
			1	*25*	*298*	
Project	2025	71,285,960	25,203	1.6	1.3	25,633

Source: ESA 2020

670 Mesquit
Draft Environmental Impact Report
Greenhouse Gas Assessment
Option 2

Scenario	Year	VMT/year	GHG Emission Factors (metric tons/year) CO2	CH4	N2O	CO2e
			1	*25*	*298*	
Project	2025	72,467,100	25,620	1.6	1.3	26,058

Source: ESA 2020

670 Mesquit
Draft Environmental Impact Report
Greenhouse Gas Assessment
Option 1 - Project Without GHG Reduction Characteristics, Features, and Measures

Scenario	Year	VMT/year	GHG Emission Factors (metric tons/year)			
			CO2	CH4	N2O	CO2e
			1	*25*	*298*	
Project	2025	91,952,625	32,509	2.1	1.7	33,064

Source: ESA 2020

670 Mesquit
Draft Environmental Impact Report
Greenhouse Gas Assessment
Option 2 - Project Without GHG Reduction Characteristics, Features, and Measures

Scenario	Year	VMT/year	GHG Emission Factors (metric tons/year)			
			CO2	CH4	N2O	CO2e
			1	*25*	*298*	
Project	2025	93,442,555	33,036	2.1	1.7	33,600

Source: ESA 2018

670 Mesquit
Draft Environmental Impact Report
Greenhouse Gas Assessment
Option 1 - with TRAF-MM-1

Scenario	Year	VMT/year	GHG Emission Factors (metric tons/year) CO2	CH4	N2O	CO2e
			1	*25*	*298*	
Project	2025	64,428,705	22,778	1.5	1.2	23,167

Source: ESA 2020

670 Mesquit
Draft Environmental Impact Report
Greenhouse Gas Assessment
Option 2 - with TRAF-MM-1

Scenario	Year	VMT/year	GHG Emission Factors (metric tons/year)			
			CO2	CH4	N2O	CO2e
			1	*25*	*298*	
Project	2025	65,510,565	23,161	1.5	1.2	23,556

Source: ESA 2020

Emissions Factors

MT/Mile

Year	CO2	CH4	N2O	CO2e
2018	0.000416112	3.25607E-08	2.3673E-08	0.000423981
2023	0.000367711	2.41253E-08	1.93344E-08	0.000374076
2024	0.000361301	2.33893E-08	1.8844E-08	0.000367501
2025	0.000353544	2.26996E-08	1.83454E-08	0.000359578
2026	0.000346657	2.21588E-08	1.79615E-08	0.000352564
2027	0.000340369	2.16628E-08	1.76138E-08	0.00034616

670 Mesquit Project

South Coast AQMD Air District, Annual

1.0 Project Characteristics

1.1 Land Usage

Land Uses	Size	Metric	Lot Acreage	Floor Surface Area	Population
General Office Building	944.05	1000sqft	1.00	944,055.00	0
User Defined Commercial	93.62	User Defined Unit	0.20	93,617.00	0
Enclosed Parking with Elevator	2,000.00	Space	0.25	800,000.00	0
City Park	0.25	Acre	3.26	141,876.00	0
Health Club	62.15	1000sqft	0.25	62,148.00	0
High Turnover (Sit Down Restaurant)	44.79	1000sqft	0.50	44,788.00	0
Hotel	236.00	Room	0.50	158,647.00	0
Quality Restaurant	73.65	1000sqft	1.00	73,646.00	0
User Defined Recreational	0.00	User Defined Unit	0.00	0.00	0
Apartments High Rise	308.00	Dwelling Unit	0.50	307,907.00	749
Regional Shopping Center	79.24	1000sqft	0.30	79,240.00	0
Supermarket	28.05	1000sqft	0.50	28,054.00	0
User Defined Retail	800.00	User Defined Unit	0.10	0.00	0

1.2 Other Project Characteristics

Urbanization	Urban	**Wind Speed (m/s)**	2.2	**Precipitation Freq (Days)**	31
Climate Zone	12			**Operational Year**	2025

Utility Company Los Angeles Department of Water & Power

CO2 Intensity (lb/MWhr)	740.03	**CH4 Intensity (lb/MWhr)**	0	**N2O Intensity (lb/MWhr)**	0

1.3 User Entered Comments & Non-Default Data

Project Characteristics - updated CO2e intensity factor

Land Use - User Defined Recreation = Deck = 3.03 acres, 132,000 square feet

Construction Phase - MCC

Off-road Equipment - MCC

Off-road Equipment - MCC

Off-road Equipment - MCC

Off-road Equipment - MCC

Off-road Equipment - Crane = 7*10/8

Off-road Equipment - MCC

Off-road Equipment - MCC

Trips and VMT - MCC Truck spreadsheets

Demolition -

Grading - MCC

Vehicle Trips - mcc

Woodstoves - Fireplaces for NAT

Energy Use - User Defined Commercial = Gallery/Studio - treated as Recreational Community Center
User Defined Recreational =Deck Activities (Exercise Class, Busking)
Water And Wastewater - All Commercial usage including Cooling Tower and Additional Water Conservation in General Office Building
Landscaping Usage in City Park
Energy Mitigation -

Waste Mitigation - study data

Table Name	Column Name	Default Value	New Value
tblEnergyUse	LightingElect	0.00	0.35
tblEnergyUse	LightingElect	0.00	3.70
tblEnergyUse	LightingElect	0.00	0.35
tblEnergyUse	LightingElect	0.00	0.35
tblEnergyUse	NT24E	0.00	4.62

tblEnergyUse	NT24NG	0.00	0.39
tblEnergyUse	T24E	0.00	4.60
tblEnergyUse	T24NG	0.00	10.02
tblFireplaces	FireplaceDayYear	25.00	180.00
tblFireplaces	FireplaceHourDay	3.00	12.00
tblFireplaces	FireplaceWoodMass	1,019.20	0.00
tblFireplaces	NumberGas	261.80	313.00
tblFireplaces	NumberNoFireplace	30.80	0.00
tblFireplaces	NumberWood	15.40	0.00
tblLandUse	LandUseSquareFeet	944,050.00	944,055.00
tblLandUse	LandUseSquareFeet	0.00	93,617.00
tblLandUse	LandUseSquareFeet	10,890.00	141,876.00
tblLandUse	LandUseSquareFeet	62,150.00	62,148.00
tblLandUse	LandUseSquareFeet	44,790.00	44,788.00
tblLandUse	LandUseSquareFeet	342,672.00	158,647.00
tblLandUse	LandUseSquareFeet	73,650.00	73,646.00
tblLandUse	LandUseSquareFeet	308,000.00	307,907.00
tblLandUse	LandUseSquareFeet	28,050.00	28,054.00
tblLandUse	LotAcreage	21.67	1.00
tblLandUse	LotAcreage	0.00	0.20
tblLandUse	LotAcreage	18.00	0.25
tblLandUse	LotAcreage	0.25	3.26
tblLandUse	LotAcreage	1.43	0.25
tblLandUse	LotAcreage	1.03	0.50
tblLandUse	LotAcreage	7.87	0.50
tblLandUse	LotAcreage	1.69	1.00
tblLandUse	LotAcreage	4.97	0.50
tblLandUse	LotAcreage	1.82	0.30
tblLandUse	LotAcreage	0.64	0.50
tblLandUse	LotAcreage	0.00	0.10

tblLandUse	Population	881.00	749.00
tblProjectCharacteristics	CH4IntensityFactor	0.029	0
tblProjectCharacteristics	CO2IntensityFactor	1227.89	740.03
tblProjectCharacteristics	N2OIntensityFactor	0.006	0
tblSequestration	NumberOfNewTrees	0.00	115.00
tblSolidWaste	SolidWasteGenerationRate	141.68	687.45
tblSolidWaste	SolidWasteGenerationRate	0.02	0.00
tblSolidWaste	SolidWasteGenerationRate	877.97	10,152.47
tblSolidWaste	SolidWasteGenerationRate	354.25	0.00
tblSolidWaste	SolidWasteGenerationRate	533.00	0.00
tblSolidWaste	SolidWasteGenerationRate	129.21	0.00
tblSolidWaste	SolidWasteGenerationRate	67.21	0.00
tblSolidWaste	SolidWasteGenerationRate	83.20	0.00
tblSolidWaste	SolidWasteGenerationRate	158.20	0.00
tblWater	IndoorWaterUseRate	20,067,439.89	14,025,125.00
tblWater	IndoorWaterUseRate	167,789,544.79	181,305,720.00
tblWater	IndoorWaterUseRate	3,675,746.40	0.00
tblWater	IndoorWaterUseRate	13,595,274.98	0.00
tblWater	IndoorWaterUseRate	5,986,557.72	13,157,520.00
tblWater	IndoorWaterUseRate	22,355,257.92	0.00
tblWater	IndoorWaterUseRate	5,869,506.60	0.00
tblWater	IndoorWaterUseRate	3,457,673.43	0.00
tblWater	OutdoorWaterUseRate	12,651,212.11	0.00
tblWater	OutdoorWaterUseRate	297,870.34	3,447,425.00
tblWater	OutdoorWaterUseRate	0.00	205,130.00
tblWater	OutdoorWaterUseRate	102,838,753.26	0.00
tblWater	OutdoorWaterUseRate	2,252,876.83	0.00
tblWater	OutdoorWaterUseRate	867,783.51	0.00
tblWater	OutdoorWaterUseRate	665,173.08	0.00
tblWater	OutdoorWaterUseRate	1,426,931.36	0.00

tblWater	OutdoorWaterUseRate	3,597,439.53	0.00
tblWater	OutdoorWaterUseRate	106,938.35	0.00
tblWoodstoves	NumberCatalytic	15.40	0.00
tblWoodstoves	NumberNoncatalytic	15.40	0.00
tblWoodstoves	WoodstoveWoodMass	999.60	0.00

2.0 Emissions Summary

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	7.6433	1.9062	4.0242	0.0121		0.1689	0.1689		0.1689	0.1689	0.0000	2,169.9889	2,169.9889	0.0467	0.0397	2,182.9838
Energy	0.2545	2.3034	1.8703	0.0139		0.1758	0.1758		0.1758	0.1758	0.0000	12,150.7804	12,150.7804	0.0483	0.0462	12,165.7455
Waste						0.0000	0.0000		0.0000	0.0000	2,200.4058	0.0000	2,200.4058	130.0403	0.0000	5,451.4122
Water						0.0000	0.0000		0.0000	0.0000	66.1437	924.8793	991.0230	6.7936	0.1604	1,208.6656

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	7.6433	1.9062	4.0242	0.0121		0.1689	0.1689		0.1689	0.1689	0.0000	2,169.9889	2,169.9889	0.0467	0.0397	2,182.9838
Energy	0.2545	2.3034	1.8703	0.0139		0.1758	0.1758		0.1758	0.1758	0.0000	12,150.7804	12,150.7804	0.0483	0.0462	12,165.7455
Waste						0.0000	0.0000		0.0000	0.0000	528.0974	0.0000	528.0974	31.2097	0.0000	1,308.3389
Water						0.0000	0.0000		0.0000	0.0000	66.1437	924.8793	991.0230	6.7936	0.1604	1,208.6656

2.3 Vegetation

Vegetation

	CO2e
Category	MT
New Trees	81.4200
Total	**81.4200**

5.0 Energy Detail

Historical Energy Use: N

5.1 Mitigation Measures Energy

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio-CO2	Total CO2	CH4	N2O	CO2e
Category	tons/yr										MT/yr					
Electricity Mitigated						0.0000	0.0000		0.0000	0.0000	0.0000	9,632.4562	9,632.4562	0.0000	0.0000	9,632.4562
Electricity Unmitigated						0.0000	0.0000		0.0000	0.0000	0.0000	9,632.4562	9,632.4562	0.0000	0.0000	9,632.4562
NaturalGas Mitigated	0.2545	2.3034	1.8703	0.0139		0.1758	0.1758		0.1758	0.1758	0.0000	2,518.3242	2,518.3242	0.0483	0.0462	2,533.2894
NaturalGas Unmitigated	0.2545	2.3034	1.8703	0.0139		0.1758	0.1758		0.1758	0.1758	0.0000	2,518.3242	2,518.3242	0.0483	0.0462	2,533.2894

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					
Apartments High Rise	3.38128e+006	0.0182	0.1558	0.0663	9.9000e-004		0.0126	0.0126		0.0126	0.0126	0.0000	180.4380	180.4380	3.4600e-003	3.3100e-003	181.5102
City Park	0	0.0000	0.0000	0.0000	0.0000		0.0000	0.0000		0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
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
General Office Building	9.82761e+006	0.0530	0.4818	0.4047	2.8900e-003		0.0366	0.0366		0.0366	0.0366	0.0000	524.4388	524.4388	0.0101	9.6100e-003	527.5553
Health Club	1.12488e+006	6.0700e-003	0.0551	0.0463	3.3000e-004		4.1900e-003	4.1900e-003		4.1900e-003	4.1900e-003	0.0000	60.0278	60.0278	1.1500e-003	1.1000e-003	60.3845
High Turnover (Sit Down Restaurant)	1.03353e+007	0.0557	0.5066	0.4256	3.0400e-003		0.0385	0.0385		0.0385	0.0385	0.0000	551.5298	551.5298	0.0106	0.0101	554.8073
Hotel	3.80436e+006	0.0205	0.1865	0.1567	1.1200e-003		0.0142	0.0142		0.0142	0.0142	0.0000	203.0149	203.0149	3.8900e-003	3.7200e-003	204.2213
Quality Restaurant	1.69946e+007	0.0916	0.8331	0.6998	5.0000e-003		0.0633	0.0633		0.0633	0.0633	0.0000	906.8940	906.8940	0.0174	0.0166	912.2832
Regional Shopping Center	129954	7.0000e-004	6.3700e-003	5.3500e-003	4.0000e-005		4.8000e-004	4.8000e-004		4.8000e-004	4.8000e-004	0.0000	6.9348	6.9348	1.3000e-004	1.3000e-004	6.9760
Supermarket	619152	3.3400e-003	0.0304	0.0255	1.8000e-004		2.3100e-003	2.3100e-003		2.3100e-003	2.3100e-003	0.0000	33.0403	33.0403	6.3000e-004	6.1000e-004	33.2366
User Defined Commercial	974553	5.2500e-003	0.0478	0.0401	2.9000e-004		3.6300e-003	3.6300e-003		3.6300e-003	3.6300e-003	0.0000	52.0059	52.0059	1.0000e-003	9.5000e-004	52.3149
User Defined Recreational	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
User Defined Retail	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
Total		**0.2545**	**2.3034**	**1.8703**	**0.0139**		**0.1758**	**0.1758**		**0.1758**	**0.1758**	**0.0000**	**2,518.3243**	**2,518.3243**	**0.0483**	**0.0462**	**2,533.2894**

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					
Apartments High Rise	3.38128e+006	0.0182	0.1558	0.0663	9.9000e-004		0.0126	0.0126		0.0126	0.0126	0.0000	180.4380	180.4380	3.4600e-003	3.3100e-003	181.5102
City Park	0	0.0000	0.0000	0.0000	0.0000		0.0000	0.0000		0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
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
General Office Building	9.82761e+006	0.0530	0.4818	0.4047	2.8900e-003		0.0366	0.0366		0.0366	0.0366	0.0000	524.4388	524.4388	0.0101	9.6100e-003	527.5553
Health Club	1.12488e+006	6.0700e-003	0.0551	0.0463	3.3000e-004		4.1900e-003	4.1900e-003		4.1900e-003	4.1900e-003	0.0000	60.0278	60.0278	1.1500e-003	1.1000e-003	60.3845
High Turnover (Sit Down Restaurant)	1.03353e+007	0.0557	0.5066	0.4256	3.0400e-003		0.0385	0.0385		0.0385	0.0385	0.0000	551.5298	551.5298	0.0106	0.0101	554.8073
Hotel	3.80436e+006	0.0205	0.1865	0.1567	1.1200e-003		0.0142	0.0142		0.0142	0.0142	0.0000	203.0149	203.0149	3.8900e-003	3.7200e-003	204.2213
Quality Restaurant	1.69946e+007	0.0916	0.8331	0.6998	5.0000e-003		0.0633	0.0633		0.0633	0.0633	0.0000	906.8940	906.8940	0.0174	0.0166	912.2832
Regional Shopping Center	129954	7.0000e-004	6.3700e-003	5.3500e-003	4.0000e-005		4.8000e-004	4.8000e-004		4.8000e-004	4.8000e-004	0.0000	6.9348	6.9348	1.3000e-004	1.3000e-004	6.9760
Supermarket	619152	3.3400e-003	0.0304	0.0255	1.8000e-004		2.3100e-003	2.3100e-003		2.3100e-003	2.3100e-003	0.0000	33.0403	33.0403	6.3000e-004	6.1000e-004	33.2366
User Defined Commercial	974553	5.2500e-003	0.0478	0.0401	2.9000e-004		3.6300e-003	3.6300e-003		3.6300e-003	3.6300e-003	0.0000	52.0059	52.0059	1.0000e-003	9.5000e-004	52.3149
User Defined Recreational	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
User Defined Retail	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
Total		**0.2545**	**2.3034**	**1.8703**	**0.0139**		**0.1758**	**0.1758**		**0.1758**	**0.1758**	**0.0000**	**2,518.3243**	**2,518.3243**	**0.0483**	**0.0462**	**2,533.2894**

5.3 Energy by Land Use - Electricity

Unmitigated

	Electricity Use	Total CO2	CH4	N2O	CO2e
Land Use	kWh/yr	MT/yr			
Apartments High Rise	1.24852e+006	419.0925	0.0000	0.0000	419.0925
City Park	49656.6	16.6683	0.0000	0.0000	16.6683
Enclosed Parking with Elevator	4.688e+006	1,573.6302	0.0000	0.0000	1,573.6302
General Office Building	1.22633e+007	4,116.4374	0.0000	0.0000	4,116.4374
Health Club	689843	231.5609	0.0000	0.0000	231.5609
High Turnover (Sit Down Restaurant)	1.97694e+006	663.6041	0.0000	0.0000	663.6041
Hotel	1.20254e+006	403.6604	0.0000	0.0000	403.6604
Quality Restaurant	3.25073e+006	1,091.1804	0.0000	0.0000	1,091.1804
Regional Shopping Center	1.06974e+006	359.0817	0.0000	0.0000	359.0817
Supermarket	1.04726e+006	351.5344	0.0000	0.0000	351.5344
User Defined Commercial	1.20953e+006	406.0059	0.0000	0.0000	406.0059
User Defined Recreational	0	0.0000	0.0000	0.0000	0.0000
User Defined Retail	0	0.0000	0.0000	0.0000	0.0000
Total		**9,632.4562**	**0.0000**	**0.0000**	**9,632.4562**

Mitigated

	Electricity Use	Total CO2	CH4	N2O	CO2e
Land Use	kWh/yr	MT/yr			
Apartments High Rise	1.24852e+006	419.0925	0.0000	0.0000	419.0925
City Park	49656.6	16.6683	0.0000	0.0000	16.6683
Enclosed Parking with Elevator	4.688e+006	1,573.6302	0.0000	0.0000	1,573.6302
General Office Building	1.22633e+007	4,116.4374	0.0000	0.0000	4,116.4374
Health Club	689843	231.5609	0.0000	0.0000	231.5609
High Turnover (Sit Down Restaurant)	1.97694e+006	663.6041	0.0000	0.0000	663.6041
Hotel	1.20254e+006	403.6604	0.0000	0.0000	403.6604
Quality Restaurant	3.25073e+006	1,091.1804	0.0000	0.0000	1,091.1804
Regional Shopping Center	1.06974e+006	359.0817	0.0000	0.0000	359.0817
Supermarket	1.04726e+006	351.5344	0.0000	0.0000	351.5344
User Defined Commercial	1.20953e+006	406.0059	0.0000	0.0000	406.0059
User Defined Recreational	0	0.0000	0.0000	0.0000	0.0000
User Defined Retail	0	0.0000	0.0000	0.0000	0.0000
Total		**9,632.4562**	**0.0000**	**0.0000**	**9,632.4562**

6.0 Area Detail

6.1 Mitigation Measures Area

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio-CO2	Total CO2	CH4	N2O	CO2e
Category	tons/yr										MT/yr					
Mitigated	7.6433	1.9062	4.0242	0.0121		0.1689	0.1689		0.1689	0.1689	0.0000	2,169.9889	2,169.9889	0.0467	0.0397	2,182.9838
Unmitigated	7.6433	1.9062	4.0242	0.0121		0.1689	0.1689		0.1689	0.1689	0.0000	2,169.9889	2,169.9889	0.0467	0.0397	2,182.9838

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	0.7954					0.0000	0.0000		0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Consumer Products	6.5288					0.0000	0.0000		0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Hearth	0.2187	1.8692	0.7954	0.0119		0.1511	0.1511		0.1511	0.1511	0.0000	2,164.6922	2,164.6922	0.0415	0.0397	2,177.5559
Landscaping	0.1004	0.0371	3.2288	1.7000e-004		0.0178	0.0178		0.0178	0.0178	0.0000	5.2967	5.2967	5.2500e-003	0.0000	5.4279
Total	**7.6433**	**1.9062**	**4.0242**	**0.0121**		**0.1689**	**0.1689**		**0.1689**	**0.1689**	**0.0000**	**2,169.9889**	**2,169.9889**	**0.0467**	**0.0397**	**2,182.9838**

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	0.7954					0.0000	0.0000		0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Consumer Products	6.5288					0.0000	0.0000		0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Hearth	0.2187	1.8692	0.7954	0.0119		0.1511	0.1511		0.1511	0.1511	0.0000	2,164.6922	2,164.6922	0.0415	0.0397	2,177.5559
Landscaping	0.1004	0.0371	3.2288	1.7000e-004		0.0178	0.0178		0.0178	0.0178	0.0000	5.2967	5.2967	5.2500e-003	0.0000	5.4279
Total	**7.6433**	**1.9062**	**4.0242**	**0.0121**		**0.1689**	**0.1689**		**0.1689**	**0.1689**	**0.0000**	**2,169.9889**	**2,169.9889**	**0.0467**	**0.0397**	**2,182.9838**

7.0 Water Detail

7.1 Mitigation Measures Water

	Total CO2	CH4	N2O	CO2e
Category	MT/yr			
Mitigated	991.0230	6.7936	0.1604	1,208.6656
Unmitigated	991.0230	6.7936	0.1604	1,208.6656

7.2 Water by Land Use

Unmitigated

	Indoor/Outdoor Use	Total CO2	CH4	N2O	CO2e
Land Use	Mgal	MT/yr			
Apartments High Rise	14.0251 / 0	65.7503	0.4570	0.0108	80.3913
City Park	0 / 3.44743	12.8565	0.0000	0.0000	12.8565
Enclosed Parking with Elevator	0 / 0.20513	0.7650	0.0000	0.0000	0.7650
General Office Building	181.306 / 0	849.9682	5.9079	0.1395	1,039.2346
Health Club	0 / 0	0.0000	0.0000	0.0000	0.0000
High Turnover (Sit Down Restaurant)	0 / 0	0.0000	0.0000	0.0000	0.0000
Hotel	13.1575 / 0	61.6830	0.4287	0.0101	75.4182
Quality Restaurant	0 / 0	0.0000	0.0000	0.0000	0.0000
Regional Shopping Center	0 / 0	0.0000	0.0000	0.0000	0.0000
Supermarket	0 / 0	0.0000	0.0000	0.0000	0.0000
User Defined Commercial	0 / 0	0.0000	0.0000	0.0000	0.0000
User Defined Recreational	0 / 0	0.0000	0.0000	0.0000	0.0000
User Defined Retail	0 / 0	0.0000	0.0000	0.0000	0.0000
Total		**991.0230**	**6.7936**	**0.1604**	**1,208.6656**

Mitigated

	Indoor/Outdoor Use	Total CO2	CH4	N2O	CO2e
Land Use	Mgal	MT/yr			
Apartments High Rise	14.0251 / 0	65.7503	0.4570	0.0108	80.3913
City Park	0 / 3.44743	12.8565	0.0000	0.0000	12.8565
Enclosed Parking with Elevator	0 / 0.20513	0.7650	0.0000	0.0000	0.7650
General Office Building	181.306 / 0	849.9682	5.9079	0.1395	1,039.2346
Health Club	0 / 0	0.0000	0.0000	0.0000	0.0000
High Turnover (Sit Down Restaurant)	0 / 0	0.0000	0.0000	0.0000	0.0000
Hotel	13.1575 / 0	61.6830	0.4287	0.0101	75.4182
Quality Restaurant	0 / 0	0.0000	0.0000	0.0000	0.0000
Regional Shopping Center	0 / 0	0.0000	0.0000	0.0000	0.0000
Supermarket	0 / 0	0.0000	0.0000	0.0000	0.0000
User Defined Commercial	0 / 0	0.0000	0.0000	0.0000	0.0000
User Defined Recreational	0 / 0	0.0000	0.0000	0.0000	0.0000
User Defined Retail	0 / 0	0.0000	0.0000	0.0000	0.0000
Total		**991.0230**	**6.7936**	**0.1604**	**1,208.6656**

8.0 Waste Detail

8.1 Mitigation Measures Waste

Institute Recycling and Composting Services

Category/Year

	Total CO2	CH4	N2O	CO2e
	MT/yr			
Mitigated	528.0974	31.2097	0.0000	1,308.3389
Unmitigated	2,200.4058	130.0403	0.0000	5,451.4122

8.2 Waste by Land Use

Unmitigated

	Waste Disposed	Total CO2	CH4	N2O	CO2e
Land Use	tons	MT/yr			
Apartments High Rise	687.45	139.5461	8.2469	0.0000	345.7197
City Park	0	0.0000	0.0000	0.0000	0.0000
Enclosed Parking with Elevator	0	0.0000	0.0000	0.0000	0.0000
General Office Building	10152.5	2,060.8597	121.7933	0.0000	5,105.6926
Health Club	0	0.0000	0.0000	0.0000	0.0000
High Turnover (Sit Down Restaurant)	0	0.0000	0.0000	0.0000	0.0000
Hotel	0	0.0000	0.0000	0.0000	0.0000
Quality Restaurant	0	0.0000	0.0000	0.0000	0.0000
Regional Shopping Center	0	0.0000	0.0000	0.0000	0.0000
Supermarket	0	0.0000	0.0000	0.0000	0.0000
User Defined Commercial	0	0.0000	0.0000	0.0000	0.0000
User Defined Recreational	0	0.0000	0.0000	0.0000	0.0000
User Defined Retail	0	0.0000	0.0000	0.0000	0.0000
Total		**2,200.4058**	**130.0403**	**0.0000**	**5,451.4122**

Mitigated

	Waste Disposed	Total CO2	CH4	N2O	CO2e
Land Use	tons	MT/yr			
Apartments High Rise	164.988	33.4911	1.9793	0.0000	82.9727
City Park	0	0.0000	0.0000	0.0000	0.0000
Enclosed Parking with Elevator	0	0.0000	0.0000	0.0000	0.0000
General Office Building	2436.59	494.6063	29.2304	0.0000	1,225.3662
Health Club	0	0.0000	0.0000	0.0000	0.0000
High Turnover (Sit Down Restaurant)	0	0.0000	0.0000	0.0000	0.0000
Hotel	0	0.0000	0.0000	0.0000	0.0000
Quality Restaurant	0	0.0000	0.0000	0.0000	0.0000
Regional Shopping Center	0	0.0000	0.0000	0.0000	0.0000
Supermarket	0	0.0000	0.0000	0.0000	0.0000
User Defined Commercial	0	0.0000	0.0000	0.0000	0.0000
User Defined Recreational	0	0.0000	0.0000	0.0000	0.0000
User Defined Retail	0	0.0000	0.0000	0.0000	0.0000
Total		**528.0974**	**31.2097**	**0.0000**	**1,308.3389**

9.0 Operational Offroad

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

10.0 Stationary Equipment

Fire Pumps and Emergency Generators

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

Boilers

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

User Defined Equipment

Equipment Type	Number

11.0 Vegetation

	Total CO2	CH4	N2O	CO2e
Category	MT			
Unmitigated	81.4200	0.0000	0.0000	81.4200

11.2 Net New Trees

Species Class

	Number of Trees	Total CO2	CH4	N2O	CO2e
		MT			
Miscellaneous	115	81.4200	0.0000	0.0000	81.4200
Total		**81.4200**	**0.0000**	**0.0000**	**81.4200**

670 Mesquit Project

South Coast AQMD Air District, Annual

1.0 Project Characteristics

1.1 Land Usage

Land Uses	Size	Metric	Lot Acreage	Floor Surface Area	Population
General Office Building	944.05	1000sqft	1.00	944,055.00	0
User Defined Commercial	93.62	User Defined Unit	0.20	93,617.00	0
Enclosed Parking with Elevator	2,000.00	Space	0.25	800,000.00	0
City Park	3.26	Acre	3.26	141,876.00	0
Health Club	62.15	1000sqft	0.25	62,148.00	0
High Turnover (Sit Down Restaurant)	44.79	1000sqft	0.50	44,788.00	0
Hotel	236.00	Room	0.50	158,647.00	0
Quality Restaurant	73.65	1000sqft	1.00	73,646.00	0
User Defined Recreational	3.03	User Defined Unit	0.10	132,000.00	0
Apartments High Rise	308.00	Dwelling Unit	0.50	307,907.00	749
Regional Shopping Center	79.24	1000sqft	0.30	79,240.00	0
Supermarket	28.05	1000sqft	0.50	28,054.00	0
User Defined Retail	800.00	User Defined Unit	0.10	0.00	0

1.2 Other Project Characteristics

Urbanization	Urban	**Wind Speed (m/s)**	2.2	**Precipitation Freq (Days)**	31
Climate Zone	12			**Operational Year**	2025

Utility Company Los Angeles Department of Water & Power

CO2 Intensity (lb/MWhr)	740.03	**CH4 Intensity (lb/MWhr)**	0	**N2O Intensity (lb/MWhr)**	0

1.3 User Entered Comments & Non-Default Data

Project Characteristics - updated CO2 intensity factor for NAT scenario

Land Use - User Defined Recreation = Deck = 3.03 acres, 132,000 square feet

Construction Phase - MCC

Off-road Equipment - MCC

Off-road Equipment - MCC

Off-road Equipment - MCC

Off-road Equipment - MCC

Off-road Equipment - Crane = 7*10/8

Off-road Equipment - MCC

Off-road Equipment - MCC

Trips and VMT - MCC Truck spreadsheets

Demolition -

Grading - MCC

Vehicle Trips - mcc

Woodstoves - NAT assumes fireplaces

Energy Use - User Defined Commercial = Gallery/Studio - treated as Recreational Community Center
User Defined Recreational =Deck Activities (Exercise Class, Busking)
Water And Wastewater - All Commercial usage including Cooling Tower
Landscaping Usage in City Park

Sequestration -

Energy Mitigation -

Waste Mitigation - study data

Table Name	Column Name	Default Value	New Value
tblEnergyUse	LightingElect	0.00	0.35
tblEnergyUse	LightingElect	0.00	3.70
tblEnergyUse	LightingElect	0.00	0.35
tblEnergyUse	LightingElect	0.00	0.35

tblEnergyUse	NT24E	0.00	4.62
tblEnergyUse	NT24NG	0.00	0.39
tblEnergyUse	T24E	0.00	4.60
tblEnergyUse	T24NG	0.00	10.02
tblFireplaces	FireplaceDayYear	25.00	180.00
tblFireplaces	FireplaceHourDay	3.00	12.00
tblFireplaces	FireplaceWoodMass	1,019.20	0.00
tblFireplaces	NumberGas	261.80	313.00
tblFireplaces	NumberNoFireplace	30.80	0.00
tblFireplaces	NumberWood	15.40	0.00
tblLandUse	LandUseSquareFeet	944,050.00	944,055.00
tblLandUse	LandUseSquareFeet	0.00	93,617.00
tblLandUse	LandUseSquareFeet	142,005.60	141,876.00
tblLandUse	LandUseSquareFeet	62,150.00	62,148.00
tblLandUse	LandUseSquareFeet	44,790.00	44,788.00
tblLandUse	LandUseSquareFeet	342,672.00	158,647.00
tblLandUse	LandUseSquareFeet	73,650.00	73,646.00
tblLandUse	LandUseSquareFeet	0.00	132,000.00
tblLandUse	LandUseSquareFeet	308,000.00	307,907.00
tblLandUse	LandUseSquareFeet	28,050.00	28,054.00
tblLandUse	LotAcreage	21.67	1.00
tblLandUse	LotAcreage	0.00	0.20
tblLandUse	LotAcreage	18.00	0.25
tblLandUse	LotAcreage	1.43	0.25
tblLandUse	LotAcreage	1.03	0.50
tblLandUse	LotAcreage	7.87	0.50
tblLandUse	LotAcreage	1.69	1.00
tblLandUse	LotAcreage	0.00	0.10
tblLandUse	LotAcreage	4.97	0.50
tblLandUse	LotAcreage	1.82	0.30

tblLandUse	LotAcreage	0.64	0.50
tblLandUse	LotAcreage	0.00	0.10
tblLandUse	Population	881.00	749.00
tblProjectCharacteristics	CH4IntensityFactor	0.029	0
tblProjectCharacteristics	CO2IntensityFactor	1227.89	740.03
tblProjectCharacteristics	N2OIntensityFactor	0.006	0
tblSequestration	NumberOfNewTrees	0.00	180.00
tblSolidWaste	SolidWasteGenerationRate	141.68	687.45
tblSolidWaste	SolidWasteGenerationRate	0.28	0.00
tblSolidWaste	SolidWasteGenerationRate	877.97	10,152.47
tblSolidWaste	SolidWasteGenerationRate	354.25	0.00
tblSolidWaste	SolidWasteGenerationRate	533.00	0.00
tblSolidWaste	SolidWasteGenerationRate	129.21	0.00
tblSolidWaste	SolidWasteGenerationRate	67.21	0.00
tblSolidWaste	SolidWasteGenerationRate	83.20	0.00
tblSolidWaste	SolidWasteGenerationRate	158.20	0.00
tblWater	IndoorWaterUseRate	20,067,439.89	14,025,125.00
tblWater	IndoorWaterUseRate	167,789,544.79	181,305,720.00
tblWater	IndoorWaterUseRate	3,675,746.40	0.00
tblWater	IndoorWaterUseRate	13,595,274.98	0.00
tblWater	IndoorWaterUseRate	5,986,557.72	13,157,520.00
tblWater	IndoorWaterUseRate	22,355,257.92	0.00
tblWater	IndoorWaterUseRate	5,869,506.60	0.00
tblWater	IndoorWaterUseRate	3,457,673.43	0.00
tblWater	OutdoorWaterUseRate	12,651,212.11	0.00
tblWater	OutdoorWaterUseRate	3,884,229.20	3,447,425.00
tblWater	OutdoorWaterUseRate	0.00	205,130.00
tblWater	OutdoorWaterUseRate	102,838,753.26	0.00
tblWater	OutdoorWaterUseRate	2,252,876.83	0.00
tblWater	OutdoorWaterUseRate	867,783.51	0.00

tblWater	OutdoorWaterUseRate	665,173.08	0.00
tblWater	OutdoorWaterUseRate	1,426,931.36	0.00
tblWater	OutdoorWaterUseRate	3,597,439.53	0.00
tblWater	OutdoorWaterUseRate	106,938.35	0.00
tblWoodstoves	NumberCatalytic	15.40	0.00
tblWoodstoves	NumberNoncatalytic	15.40	0.00
tblWoodstoves	WoodstoveWoodMass	999.60	0.00

2.0 Emissions Summary

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	8.1815	1.9062	4.0243	0.0121		0.1689	0.1689		0.1689	0.1689	0.0000	2,169.9890	2,169.9890	0.0467	0.0397	2,182.9840
Energy	0.2545	2.3034	1.8703	0.0139		0.1758	0.1758		0.1758	0.1758	0.0000	12,166.2885	12,166.2885	0.0483	0.0462	12,181.2536
Waste						0.0000	0.0000		0.0000	0.0000	2,200.4058	0.0000	2,200.4058	130.0403	0.0000	5,451.4122
Water						0.0000	0.0000		0.0000	0.0000	66.1437	924.8793	991.0230	6.7936	0.1604	1,208.6656

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	8.1815	1.9062	4.0243	0.0121		0.1689	0.1689		0.1689	0.1689	0.0000	2,169.9890	2,169.9890	0.0467	0.0397	2,182.9840
Energy	0.2545	2.3034	1.8703	0.0139		0.1758	0.1758		0.1758	0.1758	0.0000	12,166.2885	12,166.2885	0.0483	0.0462	12,181.2536
Waste						0.0000	0.0000		0.0000	0.0000	528.0974	0.0000	528.0974	31.2097	0.0000	1,308.3389
Water						0.0000	0.0000		0.0000	0.0000	66.1437	924.8793	991.0230	6.7936	0.1604	1,208.6656

2.3 Vegetation

Vegetation

	CO2e
Category	MT
New Trees	127.4400
Total	**127.4400**

5.0 Energy Detail

Historical Energy Use: N

5.1 Mitigation Measures Energy

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio-CO2	Total CO2	CH4	N2O	CO2e
Category	tons/yr										MT/yr					
Electricity Mitigated						0.0000	0.0000		0.0000	0.0000	0.0000	9,647.9642	9,647.9642	0.0000	0.0000	9,647.9642
Electricity Unmitigated						0.0000	0.0000		0.0000	0.0000	0.0000	9,647.9642	9,647.9642	0.0000	0.0000	9,647.9642
NaturalGas Mitigated	0.2545	2.3034	1.8703	0.0139		0.1758	0.1758		0.1758	0.1758	0.0000	2,518.3242	2,518.3242	0.0483	0.0462	2,533.2894
NaturalGas Unmitigated	0.2545	2.3034	1.8703	0.0139		0.1758	0.1758		0.1758	0.1758	0.0000	2,518.3242	2,518.3242	0.0483	0.0462	2,533.2894

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					
Apartments High Rise	3.38128e+006	0.0182	0.1558	0.0663	9.9000e-004		0.0126	0.0126		0.0126	0.0126	0.0000	180.4380	180.4380	3.4600e-003	3.3100e-003	181.5102
City Park	0	0.0000	0.0000	0.0000	0.0000		0.0000	0.0000		0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
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
General Office Building	9.82761e+006	0.0530	0.4818	0.4047	2.8900e-003		0.0366	0.0366		0.0366	0.0366	0.0000	524.4388	524.4388	0.0101	9.6100e-003	527.5553
Health Club	1.12488e+006	6.0700e-003	0.0551	0.0463	3.3000e-004		4.1900e-003	4.1900e-003		4.1900e-003	4.1900e-003	0.0000	60.0278	60.0278	1.1500e-003	1.1000e-003	60.3845
High Turnover (Sit Down Restaurant)	1.03353e+007	0.0557	0.5066	0.4256	3.0400e-003		0.0385	0.0385		0.0385	0.0385	0.0000	551.5298	551.5298	0.0106	0.0101	554.8073
Hotel	3.80436e+006	0.0205	0.1865	0.1567	1.1200e-003		0.0142	0.0142		0.0142	0.0142	0.0000	203.0149	203.0149	3.8900e-003	3.7200e-003	204.2213
Quality Restaurant	1.69946e+007	0.0916	0.8331	0.6998	5.0000e-003		0.0633	0.0633		0.0633	0.0633	0.0000	906.8940	906.8940	0.0174	0.0166	912.2832
Regional Shopping Center	129954	7.0000e-004	6.3700e-003	5.3500e-003	4.0000e-005		4.8000e-004	4.8000e-004		4.8000e-004	4.8000e-004	0.0000	6.9348	6.9348	1.3000e-004	1.3000e-004	6.9760
Supermarket	619152	3.3400e-003	0.0304	0.0255	1.8000e-004		2.3100e-003	2.3100e-003		2.3100e-003	2.3100e-003	0.0000	33.0403	33.0403	6.3000e-004	6.1000e-004	33.2366
User Defined Commercial	974553	5.2500e-003	0.0478	0.0401	2.9000e-004		3.6300e-003	3.6300e-003		3.6300e-003	3.6300e-003	0.0000	52.0059	52.0059	1.0000e-003	9.5000e-004	52.3149
User Defined Recreational	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
User Defined Retail	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
Total		**0.2545**	**2.3034**	**1.8703**	**0.0139**		**0.1758**	**0.1758**		**0.1758**	**0.1758**	**0.0000**	**2,518.3243**	**2,518.3243**	**0.0483**	**0.0462**	**2,533.2894**

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					
Apartments High Rise	3.38128e+006	0.0182	0.1558	0.0663	9.9000e-004		0.0126	0.0126		0.0126	0.0126	0.0000	180.4380	180.4380	3.4600e-003	3.3100e-003	181.5102
City Park	0	0.0000	0.0000	0.0000	0.0000		0.0000	0.0000		0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
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
General Office Building	9.82761e+006	0.0530	0.4818	0.4047	2.8900e-003		0.0366	0.0366		0.0366	0.0366	0.0000	524.4388	524.4388	0.0101	9.6100e-003	527.5553
Health Club	1.12488e+006	6.0700e-003	0.0551	0.0463	3.3000e-004		4.1900e-003	4.1900e-003		4.1900e-003	4.1900e-003	0.0000	60.0278	60.0278	1.1500e-003	1.1000e-003	60.3845
High Turnover (Sit Down Restaurant)	1.03353e+007	0.0557	0.5066	0.4256	3.0400e-003		0.0385	0.0385		0.0385	0.0385	0.0000	551.5298	551.5298	0.0106	0.0101	554.8073
Hotel	3.80436e+006	0.0205	0.1865	0.1567	1.1200e-003		0.0142	0.0142		0.0142	0.0142	0.0000	203.0149	203.0149	3.8900e-003	3.7200e-003	204.2213
Quality Restaurant	1.69946e+007	0.0916	0.8331	0.6998	5.0000e-003		0.0633	0.0633		0.0633	0.0633	0.0000	906.8940	906.8940	0.0174	0.0166	912.2832
Regional Shopping Center	129954	7.0000e-004	6.3700e-003	5.3500e-003	4.0000e-005		4.8000e-004	4.8000e-004		4.8000e-004	4.8000e-004	0.0000	6.9348	6.9348	1.3000e-004	1.3000e-004	6.9760
Supermarket	619152	3.3400e-003	0.0304	0.0255	1.8000e-004		2.3100e-003	2.3100e-003		2.3100e-003	2.3100e-003	0.0000	33.0403	33.0403	6.3000e-004	6.1000e-004	33.2366
User Defined Commercial	974553	5.2500e-003	0.0478	0.0401	2.9000e-004		3.6300e-003	3.6300e-003		3.6300e-003	3.6300e-003	0.0000	52.0059	52.0059	1.0000e-003	9.5000e-004	52.3149
User Defined Recreational	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
User Defined Retail	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
Total		**0.2545**	**2.3034**	**1.8703**	**0.0139**		**0.1758**	**0.1758**		**0.1758**	**0.1758**	**0.0000**	**2,518.3243**	**2,518.3243**	**0.0483**	**0.0462**	**2,533.2894**

5.3 Energy by Land Use - Electricity

Unmitigated

	Electricity Use	Total CO2	CH4	N2O	CO2e
Land Use	kWh/yr	MT/yr			
Apartments High Rise	1.24852e+006	419.0925	0.0000	0.0000	419.0925
City Park	49656.6	16.6683	0.0000	0.0000	16.6683
Enclosed Parking with Elevator	4.688e+006	1,573.6302	0.0000	0.0000	1,573.6302
General Office Building	1.22633e+007	4,116.4374	0.0000	0.0000	4,116.4374
Health Club	689843	231.5609	0.0000	0.0000	231.5609
High Turnover (Sit Down Restaurant)	1.97694e+006	663.6041	0.0000	0.0000	663.6041
Hotel	1.20254e+006	403.6604	0.0000	0.0000	403.6604
Quality Restaurant	3.25073e+006	1,091.1804	0.0000	0.0000	1,091.1804
Regional Shopping Center	1.06974e+006	359.0817	0.0000	0.0000	359.0817
Supermarket	1.04726e+006	351.5344	0.0000	0.0000	351.5344
User Defined Commercial	1.20953e+006	406.0059	0.0000	0.0000	406.0059
User Defined Recreational	46200	15.5080	0.0000	0.0000	15.5080
User Defined Retail	0	0.0000	0.0000	0.0000	0.0000
Total		**9,647.9642**	**0.0000**	**0.0000**	**9,647.9642**

Mitigated

	Electricity Use	Total CO2	CH4	N2O	CO2e
Land Use	kWh/yr	MT/yr			
Apartments High Rise	1.24852e+006	419.0925	0.0000	0.0000	419.0925
City Park	49656.6	16.6683	0.0000	0.0000	16.6683
Enclosed Parking with Elevator	4.688e+006	1,573.6302	0.0000	0.0000	1,573.6302
General Office Building	1.22633e+007	4,116.4374	0.0000	0.0000	4,116.4374
Health Club	689843	231.5609	0.0000	0.0000	231.5609
High Turnover (Sit Down Restaurant)	1.97694e+006	663.6041	0.0000	0.0000	663.6041
Hotel	1.20254e+006	403.6604	0.0000	0.0000	403.6604
Quality Restaurant	3.25073e+006	1,091.1804	0.0000	0.0000	1,091.1804
Regional Shopping Center	1.06974e+006	359.0817	0.0000	0.0000	359.0817
Supermarket	1.04726e+006	351.5344	0.0000	0.0000	351.5344
User Defined Commercial	1.20953e+006	406.0059	0.0000	0.0000	406.0059
User Defined Recreational	46200	15.5080	0.0000	0.0000	15.5080
User Defined Retail	0	0.0000	0.0000	0.0000	0.0000
Total		**9,647.9642**	**0.0000**	**0.0000**	**9,647.9642**

6.0 Area Detail

6.1 Mitigation Measures Area

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio-CO2	Total CO2	CH4	N2O	CO2e
Category	tons/yr										MT/yr					
Mitigated	8.1815	1.9062	4.0243	0.0121		0.1689	0.1689		0.1689	0.1689	0.0000	2,169.9890	2,169.9890	0.0467	0.0397	2,182.9840
Unmitigated	8.1815	1.9062	4.0243	0.0121		0.1689	0.1689		0.1689	0.1689	0.0000	2,169.9890	2,169.9890	0.0467	0.0397	2,182.9840

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	0.8566					0.0000	0.0000		0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Consumer Products	7.0058					0.0000	0.0000		0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Hearth	0.2187	1.8692	0.7954	0.0119		0.1511	0.1511		0.1511	0.1511	0.0000	2,164.6922	2,164.6922	0.0415	0.0397	2,177.5559
Landscaping	0.1004	0.0371	3.2289	1.7000e-004		0.0178	0.0178		0.0178	0.0178	0.0000	5.2968	5.2968	5.2500e-003	0.0000	5.4281
Total	**8.1815**	**1.9062**	**4.0243**	**0.0121**		**0.1689**	**0.1689**		**0.1689**	**0.1689**	**0.0000**	**2,169.9890**	**2,169.9890**	**0.0467**	**0.0397**	**2,182.9840**

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	0.8566					0.0000	0.0000		0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Consumer Products	7.0058					0.0000	0.0000		0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Hearth	0.2187	1.8692	0.7954	0.0119		0.1511	0.1511		0.1511	0.1511	0.0000	2,164.6922	2,164.6922	0.0415	0.0397	2,177.5559
Landscaping	0.1004	0.0371	3.2289	1.7000e-004		0.0178	0.0178		0.0178	0.0178	0.0000	5.2968	5.2968	5.2500e-003	0.0000	5.4281
Total	**8.1815**	**1.9062**	**4.0243**	**0.0121**		**0.1689**	**0.1689**		**0.1689**	**0.1689**	**0.0000**	**2,169.9890**	**2,169.9890**	**0.0467**	**0.0397**	**2,182.9840**

7.0 Water Detail

7.1 Mitigation Measures Water

	Total CO2	CH4	N2O	CO2e
Category	MT/yr			
Mitigated	991.0230	6.7936	0.1604	1,208.6656
Unmitigated	991.0230	6.7936	0.1604	1,208.6656

7.2 Water by Land Use

Unmitigated

	Indoor/Outdoor Use	Total CO2	CH4	N2O	CO2e
Land Use	Mgal	MT/yr			
Apartments High Rise	14.0251 / 0	65.7503	0.4570	0.0108	80.3913
City Park	0 / 3.44743	12.8565	0.0000	0.0000	12.8565
Enclosed Parking with Elevator	0 / 0.20513	0.7650	0.0000	0.0000	0.7650
General Office Building	181.306 / 0	849.9682	5.9079	0.1395	1,039.2346
Health Club	0 / 0	0.0000	0.0000	0.0000	0.0000
High Turnover (Sit Down Restaurant)	0 / 0	0.0000	0.0000	0.0000	0.0000
Hotel	13.1575 / 0	61.6830	0.4287	0.0101	75.4182
Quality Restaurant	0 / 0	0.0000	0.0000	0.0000	0.0000
Regional Shopping Center	0 / 0	0.0000	0.0000	0.0000	0.0000
Supermarket	0 / 0	0.0000	0.0000	0.0000	0.0000
User Defined Commercial	0 / 0	0.0000	0.0000	0.0000	0.0000
User Defined Recreational	0 / 0	0.0000	0.0000	0.0000	0.0000
User Defined Retail	0 / 0	0.0000	0.0000	0.0000	0.0000
Total		**991.0230**	**6.7936**	**0.1604**	**1,208.6656**

Mitigated

	Indoor/Outdoor Use	Total CO2	CH4	N2O	CO2e
Land Use	Mgal	MT/yr			
Apartments High Rise	14.0251 / 0	65.7503	0.4570	0.0108	80.3913
City Park	0 / 3.44743	12.8565	0.0000	0.0000	12.8565
Enclosed Parking with Elevator	0 / 0.20513	0.7650	0.0000	0.0000	0.7650
General Office Building	181.306 / 0	849.9682	5.9079	0.1395	1,039.2346
Health Club	0 / 0	0.0000	0.0000	0.0000	0.0000
High Turnover (Sit Down Restaurant)	0 / 0	0.0000	0.0000	0.0000	0.0000
Hotel	13.1575 / 0	61.6830	0.4287	0.0101	75.4182
Quality Restaurant	0 / 0	0.0000	0.0000	0.0000	0.0000
Regional Shopping Center	0 / 0	0.0000	0.0000	0.0000	0.0000
Supermarket	0 / 0	0.0000	0.0000	0.0000	0.0000
User Defined Commercial	0 / 0	0.0000	0.0000	0.0000	0.0000
User Defined Recreational	0 / 0	0.0000	0.0000	0.0000	0.0000
User Defined Retail	0 / 0	0.0000	0.0000	0.0000	0.0000
Total		**991.0230**	**6.7936**	**0.1604**	**1,208.6656**

8.0 Waste Detail

8.1 Mitigation Measures Waste

Institute Recycling and Composting Services

Category/Year

	Total CO2	CH4	N2O	CO2e
	MT/yr			
Mitigated	528.0974	31.2097	0.0000	1,308.3389
Unmitigated	2,200.4058	130.0403	0.0000	5,451.4122

8.2 Waste by Land Use

Unmitigated

	Waste Disposed	Total CO2	CH4	N2O	CO2e
Land Use	tons	MT/yr			
Apartments High Rise	687.45	139.5461	8.2469	0.0000	345.7197
City Park	0	0.0000	0.0000	0.0000	0.0000
Enclosed Parking with Elevator	0	0.0000	0.0000	0.0000	0.0000
General Office Building	10152.5	2,060.8597	121.7933	0.0000	5,105.6926
Health Club	0	0.0000	0.0000	0.0000	0.0000
High Turnover (Sit Down Restaurant)	0	0.0000	0.0000	0.0000	0.0000
Hotel	0	0.0000	0.0000	0.0000	0.0000
Quality Restaurant	0	0.0000	0.0000	0.0000	0.0000
Regional Shopping Center	0	0.0000	0.0000	0.0000	0.0000
Supermarket	0	0.0000	0.0000	0.0000	0.0000
User Defined Commercial	0	0.0000	0.0000	0.0000	0.0000
User Defined Recreational	0	0.0000	0.0000	0.0000	0.0000
User Defined Retail	0	0.0000	0.0000	0.0000	0.0000
Total		**2,200.4058**	**130.0403**	**0.0000**	**5,451.4122**

Mitigated

	Waste Disposed	Total CO2	CH4	N2O	CO2e
Land Use	tons	MT/yr			
Apartments High Rise	164.988	33.4911	1.9793	0.0000	82.9727
City Park	0	0.0000	0.0000	0.0000	0.0000
Enclosed Parking with Elevator	0	0.0000	0.0000	0.0000	0.0000
General Office Building	2436.59	494.6063	29.2304	0.0000	1,225.3662
Health Club	0	0.0000	0.0000	0.0000	0.0000
High Turnover (Sit Down Restaurant)	0	0.0000	0.0000	0.0000	0.0000
Hotel	0	0.0000	0.0000	0.0000	0.0000
Quality Restaurant	0	0.0000	0.0000	0.0000	0.0000
Regional Shopping Center	0	0.0000	0.0000	0.0000	0.0000
Supermarket	0	0.0000	0.0000	0.0000	0.0000
User Defined Commercial	0	0.0000	0.0000	0.0000	0.0000
User Defined Recreational	0	0.0000	0.0000	0.0000	0.0000
User Defined Retail	0	0.0000	0.0000	0.0000	0.0000
Total		**528.0974**	**31.2097**	**0.0000**	**1,308.3389**

9.0 Operational Offroad

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

10.0 Stationary Equipment

Fire Pumps and Emergency Generators

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

Boilers

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

User Defined Equipment

Equipment Type	Number

11.0 Vegetation

	Total CO2	CH4	N2O	CO2e
Category	MT			
Unmitigated	127.4400	0.0000	0.0000	127.4400

11.2 Net New Trees

Species Class

	Number of Trees	Total CO2	CH4	N2O	CO2e
		MT			
Miscellaneous	180	127.4400	0.0000	0.0000	127.4400
Total		**127.4400**	**0.0000**	**0.0000**	**127.4400**

1.c) Existing Modeling Outputs

Existing Emissions Summary	
Category	**$MTCO_2e/yr$**
On Road Mobile Sources	443
Area	2
Energy (Electricity and Natural Gas)	1,576
Water Conveyance and Wastewater Treatment	31
Solid Waste	15
Total Existing Emissions	**2,067**

Area includes Furnace Emissions

670 Mesquit - Existing Warehousing

South Coast Air Basin, Annual

1.0 Project Characteristics

1.1 Land Usage

Land Uses	Size	Metric	Lot Acreage	Floor Surface Area	Population
Refrigerated Warehouse-No Rail	205.39	1000sqft	4.62	205,393.00	0

1.2 Other Project Characteristics

Urbanization	Urban	**Wind Speed (m/s)**	2.2	**Precipitation Freq (Days)**	31
Climate Zone	12			**Operational Year**	2018
Utility Company	Los Angeles Department of Water & Power				
CO2 Intensity (lb/MWhr)	810.51	**CH4 Intensity (lb/MWhr)**	0	**N2O Intensity (lb/MWhr)**	0

1.3 User Entered Comments & Non-Default Data

Project Characteristics - Adjusted CO2e intensity factor for NOP year 2018

Land Use - existing site landuse, info from site description section

Construction Phase - operational emission run only

Vehicle Trips - existing mobile emissions calculated outside of CalEEMod based on existing site data

Energy Use - Existing Operational Run - Historical Data Used. Electricity usage calculated outside of CalEEMod based on existing site data.

Water And Wastewater - existing water use calculated based on utility bills.

Solid Waste - Existing Solid Waste = 694.98 lb/day , 126.83 tons per year
Solid Waste Section of EIR
Waste Mitigation -

Table Name	Column Name	Default Value	New Value
tblEnergyUse	LightingElect	3.35	0.00

tblEnergyUse	NT24E	13.61	0.00
tblEnergyUse	T24E	0.55	0.00
tblLandUse	LandUseSquareFeet	205,390.00	205,393.00
tblLandUse	LotAcreage	4.72	4.62
tblProjectCharacteristics	CH4IntensityFactor	0.029	0
tblProjectCharacteristics	CO2IntensityFactor	1227.89	810.51
tblProjectCharacteristics	N2OIntensityFactor	0.006	0
tblSolidWaste	SolidWasteGenerationRate	193.07	126.83
tblVehicleTrips	CC_TL	8.40	8.23
tblVehicleTrips	CNW_TL	6.90	6.80
tblVehicleTrips	CW_TL	16.60	16.30
tblVehicleTrips	ST_TR	1.68	0.00
tblVehicleTrips	SU_TR	1.68	0.00
tblVehicleTrips	WD_TR	1.68	0.00
tblWater	IndoorWaterUseRate	47,496,437.50	5,036,284.00

2.0 Emissions Summary

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	0.8376	2.0000e-005	2.6600e-003	0.0000		1.0000e-005	1.0000e-005		1.0000e-005	1.0000e-005	0.0000	5.1000e-003	5.1000e-003	1.0000e-005	0.0000	5.4500e-003
Energy	1.3000e-003	0.0118	9.9000e-003	7.0000e-005		9.0000e-004	9.0000e-004		9.0000e-004	9.0000e-004	0.0000	12.8239	12.8239	2.5000e-004	2.4000e-004	12.9001
Mobile	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Waste						0.0000	0.0000		0.0000	0.0000	25.7453	0.0000	25.7453	1.5215	0.0000	63.7830
Water						0.0000	0.0000		0.0000	0.0000	1.5978	24.1090	25.7068	0.1641	3.8700e-003	30.9642
Total	**0.8389**	**0.0118**	**0.0126**	**7.0000e-005**	**0.0000**	**9.1000e-004**	**9.1000e-004**	**0.0000**	**9.1000e-004**	**9.1000e-004**	**27.3431**	**36.9379**	**64.2810**	**1.6859**	**4.1100e-003**	**107.6527**

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	0.8376	2.0000e-005	2.6600e-003	0.0000		1.0000e-005	1.0000e-005		1.0000e-005	1.0000e-005	0.0000	5.1000e-003	5.1000e-003	1.0000e-005	0.0000	5.4500e-003
Energy	1.3000e-003	0.0118	9.9000e-003	7.0000e-005		9.0000e-004	9.0000e-004		9.0000e-004	9.0000e-004	0.0000	12.8239	12.8239	2.5000e-004	2.4000e-004	12.9001
Mobile	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Waste						0.0000	0.0000		0.0000	0.0000	6.1789	0.0000	6.1789	0.3652	0.0000	15.3079
Water						0.0000	0.0000		0.0000	0.0000	1.5978	24.1090	25.7068	0.1641	3.8700e-003	30.9642
Total	**0.8389**	**0.0118**	**0.0126**	**7.0000e-005**	**0.0000**	**9.1000e-004**	**9.1000e-004**	**0.0000**	**9.1000e-004**	**9.1000e-004**	**7.7767**	**36.9379**	**44.7146**	**0.5295**	**4.1100e-003**	**59.1776**

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio-CO2	Total CO2	CH4	N20	CO2e
Percent Reduction	**0.00**	**0.00**	**0.00**	**0.00**	**0.00**	**0.00**	**0.00**	**0.00**	**0.00**	**0.00**	**71.56**	**0.00**	**30.44**	**68.59**	**0.00**	**45.03**

4.0 Operational Detail - Mobile

4.1 Mitigation Measures Mobile

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio-CO2	Total CO2	CH4	N2O	CO2e
Category	tons/yr										MT/yr					
Mitigated	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Unmitigated	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000

4.2 Trip Summary Information

	Average Daily Trip Rate			Unmitigated	Mitigated
Land Use	Weekday	Saturday	Sunday	Annual VMT	Annual VMT
Refrigerated Warehouse-No Rail	0.00	0.00	0.00		
Total	0.00	0.00	0.00		

4.3 Trip Type Information

	Miles			Trip %			Trip Purpose %		
Land Use	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
Refrigerated Warehouse-No Rail	16.30	8.23	6.80	59.00	0.00	41.00	92	5	3

4.4 Fleet Mix

Land Use	LDA	LDT1	LDT2	MDV	LHD1	LHD2	MHD	HHD	OBUS	UBUS	MCY	SBUS	MH
Refrigerated Warehouse-No Rail	0.546979	0.044837	0.199064	0.126777	0.018273	0.005878	0.019668	0.028140	0.001951	0.002100	0.004606	0.000701	0.001026

5.0 Energy Detail

Historical Energy Use: Y

5.1 Mitigation Measures Energy

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio-CO2	Total CO2	CH4	N2O	CO2e
Category	tons/yr										MT/yr					
Electricity Mitigated						0.0000	0.0000		0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Electricity Unmitigated						0.0000	0.0000		0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
NaturalGas Mitigated	1.3000e-003	0.0118	9.9000e-003	7.0000e-005		9.0000e-004	9.0000e-004		9.0000e-004	9.0000e-004	0.0000	12.8239	12.8239	2.5000e-004	2.4000e-004	12.9001
NaturalGas Unmitigated	1.3000e-003	0.0118	9.9000e-003	7.0000e-005		9.0000e-004	9.0000e-004		9.0000e-004	9.0000e-004	0.0000	12.8239	12.8239	2.5000e-004	2.4000e-004	12.9001

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					
Refrigerated Warehouse-No Rail	240310	1.3000e-003	0.0118	9.9000e-003	7.0000e-005		9.0000e-004	9.0000e-004		9.0000e-004	9.0000e-004	0.0000	12.8239	12.8239	2.5000e-004	2.4000e-004	12.9001
Total		**1.3000e-003**	**0.0118**	**9.9000e-003**	**7.0000e-005**		**9.0000e-004**	**9.0000e-004**		**9.0000e-004**	**9.0000e-004**	**0.0000**	**12.8239**	**12.8239**	**2.5000e-004**	**2.4000e-004**	**12.9001**

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					
Refrigerated Warehouse-No Rail	240310	1.3000e-003	0.0118	9.9000e-003	7.0000e-005		9.0000e-004	9.0000e-004		9.0000e-004	9.0000e-004	0.0000	12.8239	12.8239	2.5000e-004	2.4000e-004	12.9001
Total		**1.3000e-003**	**0.0118**	**9.9000e-003**	**7.0000e-005**		**9.0000e-004**	**9.0000e-004**		**9.0000e-004**	**9.0000e-004**	**0.0000**	**12.8239**	**12.8239**	**2.5000e-004**	**2.4000e-004**	**12.9001**

5.3 Energy by Land Use - Electricity

Unmitigated

	Electricity Use	Total CO2	CH4	N2O	CO2e
Land Use	kWh/yr	MT/yr			
Refrigerated Warehouse-No Rail	0	0.0000	0.0000	0.0000	0.0000
Total		**0.0000**	**0.0000**	**0.0000**	**0.0000**

Mitigated

	Electricity Use	Total CO2	CH4	N2O	CO2e
Land Use	kWh/yr	MT/yr			
Refrigerated Warehouse-No Rail	0	0.0000	0.0000	0.0000	0.0000
Total		**0.0000**	**0.0000**	**0.0000**	**0.0000**

6.0 Area Detail

6.1 Mitigation Measures Area

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio-CO2	Total CO2	CH4	N2O	CO2e
Category	tons/yr										MT/yr					
Mitigated	0.8376	2.0000e-005	2.6600e-003	0.0000		1.0000e-005	1.0000e-005		1.0000e-005	1.0000e-005	0.0000	5.1000e-003	5.1000e-003	1.0000e-005	0.0000	5.4500e-003
Unmitigated	0.8376	2.0000e-005	2.6600e-003	0.0000		1.0000e-005	1.0000e-005		1.0000e-005	1.0000e-005	0.0000	5.1000e-003	5.1000e-003	1.0000e-005	0.0000	5.4500e-003

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	0.0952					0.0000	0.0000		0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Consumer Products	0.7422					0.0000	0.0000		0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Landscaping	2.5000e-004	2.0000e-005	2.6600e-003	0.0000		1.0000e-005	1.0000e-005		1.0000e-005	1.0000e-005	0.0000	5.1000e-003	5.1000e-003	1.0000e-005	0.0000	5.4500e-003
Total	**0.8376**	**2.0000e-005**	**2.6600e-003**	**0.0000**		**1.0000e-005**	**1.0000e-005**		**1.0000e-005**	**1.0000e-005**	**0.0000**	**5.1000e-003**	**5.1000e-003**	**1.0000e-005**	**0.0000**	**5.4500e-003**

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	0.0952					0.0000	0.0000		0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Consumer Products	0.7422					0.0000	0.0000		0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Landscaping	2.5000e-004	2.0000e-005	2.6600e-003	0.0000		1.0000e-005	1.0000e-005		1.0000e-005	1.0000e-005	0.0000	5.1000e-003	5.1000e-003	1.0000e-005	0.0000	5.4500e-003
Total	**0.8376**	**2.0000e-005**	**2.6600e-003**	**0.0000**		**1.0000e-005**	**1.0000e-005**		**1.0000e-005**	**1.0000e-005**	**0.0000**	**5.1000e-003**	**5.1000e-003**	**1.0000e-005**	**0.0000**	**5.4500e-003**

7.0 Water Detail

7.1 Mitigation Measures Water

	Total CO2	CH4	N2O	CO2e
Category	MT/yr			
Mitigated	25.7068	0.1641	3.8700e-003	30.9642
Unmitigated	25.7068	0.1641	3.8700e-003	30.9642

7.2 Water by Land Use

Unmitigated

	Indoor/Outdoor Use	Total CO2	CH4	N2O	CO2e
Land Use	Mgal	MT/yr			
Refrigerated Warehouse-No Rail	5.03628 / 0	25.7068	0.1641	3.8700e-003	30.9642
Total		**25.7068**	**0.1641**	**3.8700e-003**	**30.9642**

Mitigated

	Indoor/Outdoor Use	Total CO2	CH4	N2O	CO2e
Land Use	Mgal	MT/yr			
Refrigerated Warehouse-No Rail	5.03628 / 0	25.7068	0.1641	3.8700e-003	30.9642
Total		**25.7068**	**0.1641**	**3.8700e-003**	**30.9642**

8.0 Waste Detail

8.1 Mitigation Measures Waste

Institute Recycling and Composting Services

Category/Year

	Total CO2	CH4	N2O	CO2e
	MT/yr			
Mitigated	6.1789	0.3652	0.0000	15.3079
Unmitigated	25.7453	1.5215	0.0000	63.7830

8.2 Waste by Land Use

Unmitigated

	Waste Disposed	Total CO2	CH4	N2O	CO2e
Land Use	tons	MT/yr			
Refrigerated Warehouse-No Rail	126.83	25.7453	1.5215	0.0000	63.7830
Total		**25.7453**	**1.5215**	**0.0000**	**63.7830**

Mitigated

	Waste Disposed	Total CO2	CH4	N2O	CO2e
Land Use	tons	MT/yr			
Refrigerated Warehouse-No Rail	30.4392	6.1789	0.3652	0.0000	15.3079
Total		**6.1789**	**0.3652**	**0.0000**	**15.3079**

9.0 Operational Offroad

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

10.0 Stationary Equipment

Fire Pumps and Emergency Generators

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

Boilers

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

User Defined Equipment

Equipment Type	Number

11.0 Vegetation

670 Mesquit
Air Quality Assessment
Delivery Truck GHG Emissions

Delivery Trailer TRU-Exhaust

Equipment	Number of Trucks with TRUs[1]	Hours/Day[1]	Days/year[1]	Units	Greenhouse Gases [3] CO_2e
Trailer TRU	145	4	312	Emission Factors (g/s)	0.3619
				g/truck/day	5211.34
				g/day	755644.93
				lbs/day	**1665.88**
				lbs/yr	519755.77
				tons/yr	259.88
				lb/hr	

Delivery Trailer Running, Idling etc. emissions and Passenger vehicle emissions- using EMFAC2017

Equipment	Number of Trucks/Vehicles[2]	Idle Time (min/day)	Days/year[2]	Units	Greenhouse Gases [3] CO_2e
On-Road Vehicles	70 (semis); 75 (bobcats); 56 (worker veh.)	15 min (trucks)	312	**lbs/day**	**1,428**
				lbs/yr	456,336
				tons/yr	228

	Units	Greenhouse Gases [3] CO_2e
Combined vehicle and TRU - Total	**lbs/day**	**3,094**
	tons/year	**488**

	Units	Mitigated Greenhouse Gases [3] CO_2e
MITIGATED Delivery Trucks TRU and Idling Emissions - Total [4]	**lbs/day**	**3,010.3**
5.0% Percent Electric	**tons/year**	**475.1**

Notes 1. Provided by client
2. Provided by client
3. Delivery truck running exhaust emissions and non-travel emissions accounted for separately in Projec
4. The mitigated TRU scenario assumes 5% plug in and 95% diesel power refrigeration.

Refrigeration TRU-Instate Trailer Exhaust Emission Factors (g/s)

Year	CO2
2018	0.361899

Refrigeration TRU-Out of State Trailer Exhaust Emission Factors (g/s)

Year	CO2
2018	0.361899

Source:
CARB OFFROAD2017 (v1.0.1) Emissions Inventory

670 Mesquit Existing Utilities

Row Labels	Sum of Days	Sum of Electricity (kWh)	Sum of Water (HCF)	
3223910704	364			confirmed
4516710000	364	686,880		confirmed
4939100000	364	89,843		confirmed
5516710000	422	42,920	88	confirmed overlap of days for June through August
5939100000	245		1,273	based on details in bill from 4/25/17-5/24/17, pg. 103 of 144 in 670 mesquit PDF. water usage described covers from 1/28/16 through 5/24/17 in this bill
6939100000	364	366,080		confirmed overlap of days for December through May
7939100000	542		5,372	based on details in bill from 668, pg. 87 of 90 in 668 mesquit PDF. water usage described covers from 12/27/16 through 5/24/17 in this bill. Would this be double counting 12/27/16 through 5/24/1
8939100000	427			need more info. Info received on Acct 89391000: 3,000,000 kwh used
Grand Total	**3092**	**1,185,723**	**6,733**	
Manual edits				
8939100000		3,000,000		
3223910704		52,853		

Electricity	Total:	4,238,576				2204.62	lbs/MT
	MWh/year	4,238.58					
		1,558.27		810.50815	lbs CO2/MWh	0.367640748	MT/MWh
		0.06		0.029	lbs CH4/MWh	1.31542E-05	MT/MWh
		0.01		0.00617	lbs N2O/MWh	2.79867E-06	MT/MWh
		1,563.20	MT CO2e				

			CalEEMod Water Electricity Factors South Coast	Electricity Intensity Factor To Supply (kWh/Mgal)	Intensity Factor To Treat	Electricity Intensity Factor To Distribute (kWh/Mgal)	Intensity Factor For Wastewater Treatment
				9727	111	1272	1911
					748	gallons/HCF	https://pw.lacounty.gov/general/faq/index.cfm?Action=getAnswers&FaqID=JSF
Water	Total gals/yr	5,036,284					NPzVRTSwgCg%3D%3D&Theme=default&ShowTemplate=
	Total Mgal/yr	5.036					
	MWh/yr	65.58		65,577.45	kwh/yr		
		24.11			810.50815	lbs CO2/MWh	0.367640748 MT/MWh
		8.63E-04			0.029	lbs CH4/MWh	1.31542E-05 MT/MWh
		1.84E-04			0.00617	lbs N2O/MWh	2.79867E-06 MT/MWh
		24.19	MTCO2e				
	Total MTCO2e	1,587.39					

670 Mesquit

Furnace Calculation

Furnace size	40	ton
Heat input	310	therms/year
	30,992,591	btu/year
	30,385	cubic feet/year

Reference

1,020	Btu/cubic feet
2,000	pounds/ton
99,976	btu/therm

Schedule

Months/year	4

GHG Emissions

	Emission Factor (lbs/cubic feet)	Emissions (tons/year)
CO2	0.1200000	1.823094
CH4	0.0000023	0.000035
N2O	0.0000022	0.000033
CO2e		1.833927322
MT CO2e		1.663711358

Source: AP-42 Chapter 1.4

5. Existing Site Data

Los Angeles Department of Water & Power

www.ladwp.com

BILL DATE	DATE DUE
Dec 27, 2017	Jan 16, 2018
ACCOUNT NUMBER	**AMOUNT DUE**
693 910 0000	$ 5,422.82

CUSTOMER SERVICE – 7:00 am - 6:00 pm
1-800-499-8840

RANCHO COLD STORAGE INC, 658 MESQUIT ST, LOS ANGELES, CA 90021

Paying Your Bill

AUTOMATIC PAYMENT
Automatically pay from your checking or savings by logging in at *www.ladwp.com/combillpay*

ONLINE
Pay from your checking or savings any time by logging in at *www.ladwp.com/myaccount*

BY PHONE
Pay from your checking or savings any time by calling 1-877-MYPAYDWP (1-877-697-2939)

BY MAIL
Place your payment stub and your check or money order in the envelope provided with the bill.

IN PERSON
Pay at any Customer Service Center. Locations are listed on the back of your payment stub and at *www.ladwp.com/servicecenters*

Account Summary

Previous Account Balance		$ 4,930.00
Payment Received 12/7/17	*Thank you*	-4,930.00
New Charges		+ 5,422.82
	Total Amount Due	**$ 5,422.82**

Summary of New Charges

Details on following pages.

Los Angeles Department of Water and Power Charges		
800-499-8840	Electric Charges 11/22/17 - 12/26/17 32,640 kWh $5,422.82	
	Total LADWP Charges	**$ 5,422.82**
	Total New Charges	**$ 5,422.82**

PLEASE KEEP THIS PORTION FOR YOUR RECORDS. IF PAYING IN PERSON, BRING ENTIRE BILL TO CUSTOMER SERVICE CENTER

)ther Important Phone Numbers

IEARING OR SPEECH-IMPAIRED - TTY
-800-HEAR-DWP(432-7397)

:ITY OF LOS ANGELES UTILITY TAX
-800-215-6277

Correspondence Addresses

Please do not send correspondence with your payment. It may be delayed or lost.

.OS ANGELES DEPT OF WATER & POWER
PO Box 515407
.os Angeles,CA 90051-6707

Customer Service and Payment Information

WHEN TO PAY YOUR BILL

Your bill is due and payable on presentation and shall become delinquent nineteen days after the date of presentation. The payment due on your bill applies to the current charges only and does not extend the due date on any unpaid previous balance. Current City of Los Angeles policy provides for notification ten (10) days prior to discontinuance of service for nonpayment.

LATE PAYMENT CHARGE

A Late Payment Charge amounting to an 18% annual rate, computed on a daily basis, may be assessed on electric and water balances that are not paid by the due date. The charge is made for each day of the billing period shown on the current bill. Service may be discontinued for nonpayment.

IF YOU QUESTION YOUR LADWP CHARGES

Please contact a representative by calling the Customer Service Telephone Number or by going into any of the Department of Water and Power Customer Service Centers listed on the back of your payment stub or email us using our Customer Service form at www.ladwp.com/contactus. After receiving an explanation, you may ask for more information from a supervisor. If you still disagree with the charges, you have a right to a management-level review. To ask for a management-level review, send a written request to: LADWP Customer Relations Office, P.O. Box 51111, Los Angeles, CA 90051-0100. You must pay the undisputed portion of the bill within 7 days of the request for a management-level review. Your account will be reviewed and you will be informed of the result.

ELECTRONIC CHECK CONVERSION

Your payment may be processed as a check transaction or a one-time electronic fund transfer, which means funds may be withdrawn the same day as payment, and you will not receive your check back from your bank. For more information on electronic fund transfers and fees for insufficient funds, please see *www.ladwp.com/checkconversion*.

Los Angeles Department of Water & Power
www.ladwp.com 1-800-499-8840
Hours of operation - 7 am to 6 pm

DEFINITIONS

CRPSEA – (Capped Renewable Portfolio Standard Energy Adjustment) a charge reflecting the costs associated with RPS Operations and Maintenance, RPS debt service, and Energy Efficiency Programs.

ECA – (Energy Cost Adjustment) an adjustment that reflects the variations of fuel, energy and other associated costs.

ESA – (Electric Subsidy Adjustment) a charge reflecting the costs of subsidies including senior, disabled, low income, traffic control lighting, and enterprise zone.

IRCA – (Incremental Reliability Cost Adjustment) a charge reflecting Operations and Maintenance and debt service related to Power Reliability Program cost and legacy RCA under-collection.

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VEA – (Variable Energy Adjustment) a charge reflecting the costs of fuel, non-RPS power purchase agreements, non-RPS economy purchases, legacy ECAF under-collection, and base rate decoupling from energy efficiency impact.

VRPSEA – (Variable Renewable Portfolio Standard Energy Adjustment) a charge reflecting the costs of RPS market purchases and RPS costs above and beyond any Operations and Maintenance and debt service payments.

Electric Charges

SA # : 6939100542

BILLING PERIOD 11/22/17 - 12/26/17
DAYS 34

RATE SCHEDULE
A-2 and A-2[i] Primary Electric - Rate B TOU - KVAR Metered Service

NEXT SCHEDULED READ DATE
1/25/18

METER NUMBER
APMV00226-0000842
6

SERVES
BASE KVARH

PERIOD	CURRENT READ	–	PREVIOUS READ	x	MULTIPLIER	=	TOTAL USED
High Peak kW	0.49				160		78.4 kW
Low Peak kW	0.4				160		64 kW
Base kW	0.42				160		67.2 kW
High Peak kWh	2431		2403		160		4480 kWh
Low Peak kWh	3452		3413		160		6240 kWh
Base kWh	12150		12013		160		21920 kWh
High Peak kVarh	1926		1905		160		3360 kVarh
Low Peak kVarh	2819		2786		160		5280 kVarh
Base kVarh	10402		10279		160		19680 kVarh

Service Charge		28.00
Facilities Charge	102.4 kW x $5.36/kW	548.86
ESA	102.4 kW x $0.46/kW	47.10
RCA	102.4 kW x $0.96/kW	98.30
IRCA	102.4 kW x $0.99/kW	101.38
IRCA based on KWH	32,640 kWH x $0.0003/kWH	9.79
High Peak Low Season Demand	78.4 kW x $4.75/kW	372.40
High Peak Low Season Energy	4,480 kWh x $0.05232/kWh	234.39
High Peak ECA	4,480 kWh x $0.0569/kWh	254.91
High Peak VEA	4,480 kWh x $-0.00401/kWh	-17.96
High Peak CRPSEA	4,480 kWh x $0.00443/kWh	19.85
High Peak VRPSEA	4,480 kWh x $0.01288/kWh	57.70
High Peak Subtotal	***(4,480 kWh x $0.20565/kWh)***	***$921.29***
Low Peak Low Season Demand	64 kW x $0.00/kW	0.00
Low Peak Low Season Energy	6,240 kWh x $0.05232/kWh	326.48
Low Peak ECA	6,240 kWh x $0.0569/kWh	355.06
Low Peak VEA	6,240 kWh x $-0.00401/kWh	-25.02
Low Peak CRPSEA	6,240 kWh x $0.00443/kWh	27.64
Low Peak VRPSEA	6,240 kWh x $0.01288/kWh	80.37
Low Peak Subtotal	***(6,240 kWh x $0.12252/kWh)***	***$764.53***
Base Low Season Demand	67.2 kW x $0.00/kW	0.00
Base Low Season Energy	21,920 kWh x $0.03439/kWh	753.83
Base ECA	21,920 kWh x $0.0569/kWh	1,247.25
Base VEA	21,920 kWh x $-0.00401/kWh	-87.90
Base CRPSEA	21,920 kWh x $0.00443/kWh	97.11
Base VRPSEA	21,920 kWh x $0.01288/kWh	282.33

(Continued on next page)

Los Angeles Department of Water & Power
www.ladwp.com 1-800-499-8840
Hours of operation - 7 am to 6 pm

DEFINITIONS

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VRPSEA – (Variable Renewable Portfolio Standard Energy Adjustment) a charge reflecting the costs of RPS market purchases and RPS costs above and beyond any Operations and Maintenance and debt service payments.

(Continued from previous page)

Base Subtotal (21,920 kWh x $0.10459/kWh)		***$2,292.62***
Subtotal Electric Charges		**$4,811.87**
City of Los Angeles Utility Tax	$4,811.87 x 12.5%	601.48
State Energy Surcharge	32,640 kWh x $0.00029/kWh	9.47
	Total Electric Charges	**$ 5,422.82**

Green Power for a Green LA – LADWP's Green Power program replaces electricity from polluting power plants with energy generated from renewable resources. To learn more and sign up, visit www.ladwp.com/greenpower

USAGE HISTORY

Bill Date	Days	BASE PERIOD kWh	BASE PERIOD kW	LOW PERIOD kWh	LOW PERIOD kW	HIGH PERIOD kWh	HIGH PERIOD kW	Total kWh Consumption	Billing kW (Facilities)	Total Electric Cost
12/26/17	34	21,920.00	67.20	6,240.00	64.00	4,480.00	78.40	32,640.00	102.40	5,422.82
11/22/17	29	18,720.00	62.40	5,760.00	62.40	4,320.00	73.60	28,800.00	102.40	4,930.00
10/24/17	32	21,760.00	68.80	6,080.00	70.40	4,800.00	84.80	32,640.00	102.40	5,598.84
9/22/17	30	21,280.00	89.60	6,400.00	92.80	4,160.00	102.40	31,840.00	102.40	6,207.63
8/23/17	29	19,520.00	67.20	6,080.00	81.60	4,320.00	76.80	29,920.00	84.80	5,507.70
7/25/17	29	20,320.00	75.20	6,400.00	80.00	4,000.00	84.80	30,720.00	89.60	5,722.36
6/26/17	33	22,720.00	72.00	6,400.00	78.40	4,480.00	84.80	33,600.00	89.60	5,920.78
5/24/17	29	19,200.00	68.80	5,920.00	81.60	4,000.00	80.00	29,120.00	89.60	4,760.74
4/25/17	29	18,880.00	72.00	5,760.00	70.40	4,000.00	75.20	28,640.00	89.60	4,666.95
3/27/17	31	20,320.00	73.60	5,280.00	68.80	3,520.00	72.00	29,120.00	89.60	4,623.33
2/24/17	28	18,560.00	76.80	5,120.00	70.40	3,520.00	62.40	27,200.00	89.60	4,352.84
1/27/17	31	21,600.00	73.60	6,080.00	73.60	4,160.00	59.20	31,840.00	89.60	4,866.73
12/27/16	34	22,400.00	80.00	6,400.00	80.00	4,320.00	62.40	33,120.00	89.60	4,873.30
TOTALS	398	267,200.00	89.60	77,920.00	92.80	54,080.00	102.40	399,200.00	102.40	67,454.02
	sum	*sum*	*highest*	*sum*	*highest*	*sum*	*highest*	*sum*	*highest*	*sum*

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Electric Definitions

Demand Charge – a charge related to maximum power measured in kilowatts (kW). It is the highest kW as measured by the meter over a continuous 15 minute interval during the billing period.

Facilities Charge – a charge to recover the cost of transformer and line capacity used in meeting customer's maximum demand as recorded in the last twelve months.

kVarh – (kilo-var-hour) the units in which electric reactive energy usage is measured. One kVarh equals 1000 volt-ampere reactive energy use for one hour.

Minimum Charge – an amount charged if your usage falls below a certain minimum level to cover costs for services provided such as meter reading, billing, postage, etc. when a service charge is not applicable.

Power Factor – the ratio of real Energy (kWh) to reactive energy (kVarh) for a given time period. The Maximum value is 1.0.

Rate Schedule – rates, based on type of use, approved by the Board of Water and Power Commissioners and adopted by the City Council. For a list, visit www.ladwp.com.

RPS – Renewable Portfolio Standard program to increase the use of energy from photovoltaics, wind, biomass, and other renewable sources.

Service Charge – a charge for services provided such as meter reading, billing, postage, etc.

Time-of-Use – Time-of-Use rates are based on the time of day that you use electricity. During the Base hours, when customer use is low, your price will be lower than the standard rate. Prices during Low Peak hours are slightly higher than standard rate. In High Peak hours, the cost to supply energy is the highest, and it will cost more than the standard rate.



Los Angeles Department of Water & Power

www.ladwp.com

BILL DATE	DATE DUE	Page
Dec 27, 2017	Jan 16, 2018	
ACCOUNT NUMBER	**AMOUNT DUE**	
551 671 0000	$ 873.47	

CUSTOMER SERVICE – 7:00 am - 6:00 pm
1-800-499-8840

RANCHO COLD STORAGE INC, 685 MESQUIT ST, LOS ANGELES, CA 90021

Paying Your Bill

AUTOMATIC PAYMENT
Automatically pay from your checking or savings by logging in at
www.ladwp.com/combillpay

ONLINE
Pay from your checking or savings any time by logging in at
www.ladwp.com/myaccount

BY PHONE
Pay from your checking or savings any time by calling
1-877-MYPAYDWP (1-877-697-2939)

BY MAIL
Place your payment stub and your check or money order in the envelope provided with the bill.

IN PERSON
Pay at any Customer Service Center. Locations are listed on the back of your payment stub and at
www.ladwp.com/servicecenters

Account Summary

Previous Account Balance		$ 831.9
Payment Received 12/7/17	*Thank you*	-831.9
New Charges		+ 873.4
	Total Amount Due	**$ 873.47**

Summary of New Charges

Details on following pages.

Los Angeles Department of Water and Power Charges

800-499-8840

Electric Charges 11/22/17 - 12/26/17 4,000 kWh	$669.07	
Water Charges 11/22/17 - 12/26/17 9 HCF	$49.88	
Fire Service Charges 11/27/17 - 12/27/17	$114.11	
Total LADWP Charges		**$ 833.06**

LADWP provides billing services for the Bureau of Sanitation. All money collected for the services listed in the City of Los Angeles Bureau of Sanitation Charges section is forwarded to them.

City of Los Angeles Bureau of Sanitation Charges

800-773-2489

Sewer Charges 11/22/17 - 12/26/17	$40.41	
Total Sanitation Charges		**$ 40.41**

Total New Charges $ 873.47

PLEASE KEEP THIS PORTION FOR YOUR RECORDS. IF PAYING IN PERSON, BRING ENTIRE BILL TO CUSTOMER SERVICE CENTER

ıer Important Phone Numbers

ıRING OR SPEECH-IMPAIRED - TTY
·00-HEAR-DWP(432-7397)

Y OF LOS ANGELES UTILITY TAX
300-215-6277

ɔrrespondence Addresses

ease do not send correspondence ith your payment. It may be delayed · lost.

ɔS ANGELES DEPT OF WATER & POWER
O Box 515407
ɔs Angeles,CA 90051-6707

Customer Service and Payment Information

WHEN TO PAY YOUR BILL

Your bill is due and payable on presentation and shall become delinquent nineteen days after the date of presentation. The payment due on your bill applies to the current charges only and does not extend the due date on any unpaid previous balance. Current City of Los Angeles policy provides for notification ten (10) days prior to discontinuance of service for nonpayment.

LATE PAYMENT CHARGE

A Late Payment Charge amounting to an 18% annual rate, computed on a daily basis, may be assessed on electric and water balances that are not paid by the due date. The charge is made for each day of the billing period shown on the current bill. Service may be discontinued for nonpayment.

IF YOU QUESTION YOUR LADWP CHARGES

Please contact a representative by calling the Customer Service Telephone Number or by going into any of the Department of Water and Power Customer Service Centers listed on the back of your payment stub or email us using our Customer Service form at www.ladwp.com/contactus. After receiving an explanation, you may ask for more information from a supervisor. If you still disagree with the charges, you have a right to a management-level review. To ask for a management-level review, send a written request to: LADWP Customer Relations Office, P.O. Box 51111, Los Angeles, CA 90051-0100. You must pay the undisputed portion of the bill within 7 days of the request for a management-level review. Your account will be reviewed and you will be informed of the result.

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Los Angeles Department of Water & Power
www.ladwp.com 1-800-499-8840
Hours of operation - 7 am to 6 pm

DEFINITIONS

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Electric Charges

SA # : 5516710929

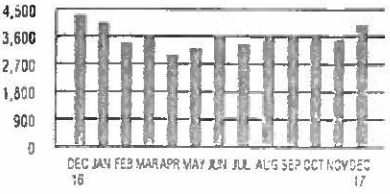
BILLING PERIOD 11/22/17 - 12/26/17
DAYS 34

RATE SCHEDULE
A-1 and A-1 [i] Small General Electric - Rate A Standard Service

NEXT SCHEDULED READ DATE
1/25/18

METER NUMBER
M00019-00060271

USAGE HISTORY *(Total kWh)*



	Prev Yr	Dec 17
Total kWh used	4,320	4,000
Average daily kWh	127	118
Days in billing period	34	34
Your average daily cost of electricity		$19.68
Highest Demand in last 12 months:		11.6 kW

DESCRIPTION	CURRENT READ	–	PREVIOUS READ	x	MULTIPLIER	=	TOTAL USED
Demand kW	0.25				40		10 kW
Energy kWh	18676		18576		40		4000 kWh

Service Charge		7.00
Facilities Charge	11.6 kW x $5.36/kW	62.18
ESA	11.6 kW x $0.46/kW	5.34
RCA	11.6 kW x $0.96/kW	11.14
IRCA	11.6 kW x $0.99/kW	11.48
IRCA based on KWH	4,000 kWH x $0.0003/kWH	1.20
Energy Charge Low Season	4,000 kWh x $0.05364/kWh	214.56
ECA	4,000 kWh x $0.0569/kWh	227.60
VEA	4,000 kWh x $-0.00401/kWh	-16.04
CRPSEA	4,000 kWh x $0.00443/kWh	17.72
VRPSEA	4,000 kWh x $0.01288/kWh	51.52
Subtotal Electric Charges		**$593.70**
City of Los Angeles Utility Tax	$593.70 x 12.5%	74.21
State Energy Surcharge	4,000 kWh x $0.00029/kWh	1.16
	Total Electric Charges	**$ 669.07**

Green Power for a Green LA. LADWP's Green Power program replaces electricity from coal-fired power plants with energy generated from renewable resources. To learn more and sign up, visit www.ladwp.com/greenla.

Los Angeles Department of Water & Power
www.ladwp.com 1-800-499-8840
Hours of operation - 7 am to 6 pm

DEFINITIONS

HCF – (Hundred Cubic Feet) the units in which water usage is measured. One HCF equals 748 gallons.

Rate Schedule – rates, based on type of use, approved by the Board of Water and Power Commissioners and adopted by the City Council. For a list, visit www.ladwp.com

Tier (Commercial) – One of two usage ranges used in a pricing method that provides an incentive to conserve water. The first usage range (Winter Tier 1 allotment) is based on average consumption for the preceding Dec. - Mar. Any usage over the Tier 1 allotment is billed at a higher rate (Tier 2). During the High Season months (June 1 - Sept. 30), Tier 1 allotment shall be 105% of Winter Tier 1 allotment. Shortage year water rates no longer apply.

Water Charges

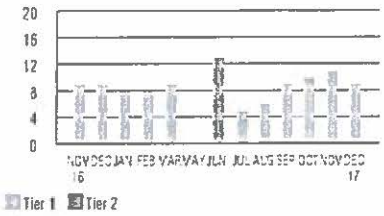
BILLING PERIOD **DAYS**
11/22/17 - 12/26/17 34

RATE SCHEDULE
Water Schedule C - Comm, Ind, Govt and Temp Service

NEXT SCHEDULED READ DATE
1/25/18

SA # : 5516710932

USAGE HISTORY *(Total HCF)*



	Prev Yr	Dec 17
Total HCF used	9	9
Average daily gallons	198	198
Days in billing period	34	34
Your average daily cost of water		$1.47
Your average cost per gallon of water		$0.01

1 Hundred Cubic Feet (HCF) = 748 Gallons

METER NUMBER	CURRENT READ	–	PREVIOUS READ	=	TOTAL USED
96169603	467		458		9 HCF

Tier 1 Water	9 HCF x $5.54222/HCF	49.88
Subtotal Water Charges		**$49.88**
	Total Water Charges	**$ 49.88**

Your Water Usage by Tier

Tier 1 Water Allotment $5.54222/HCF	Tier 2
9 HCF	More than 9 HCF

Usage is billed at different rates, depending on how much you use. The graph shows how your water usage relates to these tiers, and the rate you paid in each tier. For more, visit www.ladwp.com/res_water

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January - June 2018 Biannual Notice of Change in

LADWP WATER RATES

enero - junio 2018 Aviso bianual de cambio a las

TARIFAS DE AGUA DE LADWP

This notice is to inform you of the expected biannual water rate adjustments authorized by the Water Rate Ordinance for the City of Los Angeles that reflect the cost of buying water from the Metropolitan Water District (MWD) and executing other water projects and programs. These factors will become effective January 1, 2018. Individual rate adjustments will be an increase or decrease, as shown below. More information about LADWP's water rates can be found on the Department website at www.ladwp.com/waterrates.

Este aviso es para informarle del ajuste bianual a las tarifas de agua autorizados por la Ordenanza de la Tarifa de Agua de la Ciudad de Los Angeles que reflejan el costo de comprar agua del Metropolitan Water District (MWD) y para otros proyectos y programas de agua. Estos factores tomaran vigencia a partir del 1ro de enero, 2018. Ajustes de tarifa individuales aumentarán o disminuirán en la muestra a continuación. una reduccion, como demostrado debajo. Más información sobre las tarifas de agua de LADWP está disponible en el sitio Web del departamento: www.ladwp.com/waterrates.

The factors below are per Hundred Cubic Feet (HCF) of water used.
One HCF equals 748 gallons.

Las tarifas debajo son por unidades de cien pies cúbicos (HCF, por sus siglas en inglés) de agua usada. Un HCF es igual a 748 galones.

Water Rate Adjustment Factors	Factores de Ajustes de Tarifas de Agua	Jul - Dec 2017 jul - dic 2017	Increase (Decrease) from Previous Quarter Aumento (Reducir) del Trimestre Previo	Jan - Jun 2018 ene - jun 2018
Water Supply Cost Adjustment Factor Tier 1	Ajuste al Costo de Suministro de Agua Nivel 1	$ 1.121	$ 0.265	$ 1.386
Water Supply Cost Adjustment Factor Tier 2	Ajuste al Costo de Suministro de Agua Nivel 2	$ 2.751	$ 0.790	$ 3.541
Water Supply Cost Adjustment Factor Tier 3	Ajuste al Costo de Suministro de Agua Nivel 3	$ 4.261	($ 0.346)	$ 3.915
Water Supply Cost Adjustment Factor Tier 4	Ajuste al Costo de Suministro de Agua Nivel 4	$ 4.360	($ 0.102)	$ 4.258
Water Quality Improvement	Mejoras de Calidad de Agua	$ 1.270	($ 0.127)	$ 1.143
Owens Valley Regulatory	Regulador de Owens Valley	$ 0.273	($ 0.084)	$ 0.189
Water Infrastructure	Infraestructura de Agua	$ 0.472	$ 0.000	$ 0.472
Base Rate Revenue Target Adjustment Factor	Ajuste de Objetivo Básico de Ingresos			
Schedule A	Calendario A	$ 0.235	$ 0.611	$ 0.846
Schedule B	Calendario B	$ 0.339	$ 0.603	$ 0.942
Schedule Other	Calendario Otro	$ 0.105	($ 0.165)	($ 0.060)
Low-Income Subsidy	Subsidio para Clientes de Bajos Recursos	$ 0.120	($ 0.017)	$ 0.103
Water Expense Stabilization	Estabilización del Costo de Agua	$ 0.181	($ 0.116)	$ 0.065

For the year beginning January 1, 2018 and ending December 31, 2018, Outside City Surcharge will be $0.000, remaining static from the January 2017 - December 2017 surcharge of $0.000.

Para el año empezando el 1 de enero de 2018 y terminando el 31 de diciembre, el Recargo Fuera de la Ciudad será $0.000, y permanecerá estático desde enero 2017 a diciembre 2017.

Los Angeles Department of Water & Power
www.ladwp.com 1-800-499-8840
Hours of operation - 7 am to 6 pm

Fire Service Charges

SA # : 5516710931

BILLING PERIOD	DAYS	RATE SCHEDULE
11/27/17 - 12/27/17	30	Water Schedule E - Private Fire Service

SERVES
6" FIRE SERVICE

METER NUMBER	CURRENT READ	-	PREVIOUS READ	=	TOTAL USED
03987680-1032788	0		0		0 HCF

Service Availability Charge	114.11
Subtotal Water Charges	**$114.11**

Total Fire Service Charges $ 114.11

There are no Sewer Service Charges on Fire Service

environment LA SANITATION
CITY OF LOS ANGELES

www.lacitysan.org 1-800-773-2489
Hours of operation - 24/7

DEFINITIONS

ow Income Sewer Surcharge - an amount charged) each customer to help cover the costs of providing ewer service subsidies to low income customers, equired by state and federal law.

ewer Service Charge - (SSC) a charge for use of ıe sewer system, to cover the costs of constructing ıd maintaining wastewater facilities such as sewers ıd sewage treatment plants, and for treating sewage.

Sewer Charges

SA # : 5516710930

BILLING PERIOD	DAYS	SEWER RATE SCHEDULE
11/22/17 - 12/26/17	34	Sewer Service Charge - Multi Dwell and Commercial

Sewer Service Charge*	8.37000 HCF x $4.80/HCF	40.18
Sewer Service Low Income Surcharge*		0.23
Total Sewer Charges		**$ 40.41**

**Your Sewer Service Charge is calculated on 93% of your water consumption.*

lectric Definitions

emand Charge – a charge related to maximum power measured in kilowatts (kW). It is the highest kW as measured by the meter over a continuous 15 minute interval during the billing ıriod

ıcilities Charge – a charge to recover the cost of transformer and line capacity used in meeting customer's maximum demand as recorded in the last twelve months.

/arh – (kilo-var-hour) the units in which electric reactive energy usage is measured. One kVarh equals 1000 volt-ampere reactive energy use for one hour.

inimum Charge – an amount charged if your usage falls below a certain minimum level to cover costs for services provided such as meter reading, billing, postage, etc. when a service ıarge is not applicable.

ıwer Factor – the ratio of real Energy (kWh) to reactive energy (kVarh) for a given time period. The Maximum value is 1.0

ıte Schedule – rates, based on type of use, approved by the Board of Water and Power Commissioners and adopted by the City Council. For a list, visit www.ladwp.com

PS – Renewable Portfolio Standard program to increase the use of energy from photovoltaics, wind, biomass, and other renewable sources.

ervice Charge – a charge for services provided such as meter reading, billing, postage, etc.

me-of-Use – Time-of-Use rates are based on the time of day that you use electricity. During the Base hours, when customer use is low, your price will be lower than the standard rate ices during Low Peak hours are slightly higher than standard rate. In High Peak hours, the cost to supply energy is the highest, and it will cost more than the standard rate.

Los Angeles Department of Water & Power

www.ladwp.com

BILL DATE	DATE DUE
Dec 27, 2017	Jan 16, 2018
ACCOUNT NUMBER	**AMOUNT DUE**
451 671 0000	$ 9,767.12

CUSTOMER SERVICE – 7:00 am - 6:00 pm
1-800-499-8840

RANCHO COLD STORAGE INC, 685 MESQUIT ST, LOS ANGELES, CA 90021

Paying Your Bill

AUTOMATIC PAYMENT
Automatically pay from your checking or savings by logging in at *www.ladwp.com/combillpay*

ONLINE
Pay from your checking or savings any time by logging in at *www.ladwp.com/myaccount*

BY PHONE
Pay from your checking or savings any time by calling 1-877-MYPAYDWP (1-877-697-2939)

BY MAIL
Place your payment stub and your check or money order in the envelope provided with the bill.

IN PERSON
Pay at any Customer Service Center. Locations are listed on the back of your payment stub and at *www.ladwp.com/servicecenters*

Account Summary

Previous Account Balance		$ 8,948.17
Payment Received 12/7/17	*Thank you*	-8,948.17
New Charges		+ 9,767.12
	Total Amount Due	**$ 9,767.12**

Summary of New Charges

Details on following pages.

Los Angeles Department of Water and Power Charges		
800-499-8840	Electric Charges 11/22/17 - 12/26/17 63,680 kWh $9,767.12	
	Total LADWP Charges	**$ 9,767.12**
	Total New Charges	**$ 9,767.12**

PLEASE KEEP THIS PORTION FOR YOUR RECORDS. IF PAYING IN PERSON, BRING ENTIRE BILL TO CUSTOMER SERVICE CENTER.

Other Important Phone Numbers

HEARING OR SPEECH-IMPAIRED - TTY
1-800-HEAR-DWP(432-7397)

CITY OF LOS ANGELES UTILITY TAX
1-800-215-6277

Correspondence Addresses

Please do not send correspondence with your payment. It may be delayed or lost.

LOS ANGELES DEPT OF WATER & POWER
PO Box 515407
Los Angeles,CA 90051-6707

Customer Service and Payment Information

WHEN TO PAY YOUR BILL

Your bill is due and payable on presentation and shall become delinquent nineteen days after the date of presentation. The payment due on your bill applies to the current charges only and does not extend the due date on any unpaid previous balance. Current City of Los Angeles policy provides for notification ten (10) days prior to discontinuance of service for nonpayment.

LATE PAYMENT CHARGE

A Late Payment Charge amounting to an 18% annual rate, computed on a daily basis, may be assessed on electric and water balances that are not paid by the due date. The charge is made for each day of the billing period shown on the current bill. Service may be discontinued for nonpayment.

IF YOU QUESTION YOUR LADWP CHARGES

Please contact a representative by calling the Customer Service Telephone Number or by going into any of the Department of Water and Power Customer Service Centers listed on the back of your payment stub or email us using our Customer Service form at www.ladwp.com/contactus. After receiving an explanation, you may ask for more information from a supervisor. If you still disagree with the charges, you have a right to a management-level review. To ask for a management-level review, send a written request to: LADWP Customer Relations Office, P.O. Box 51111, Los Angeles, CA 90051-0100. You must pay the undisputed portion of the bill within 7 days of the request for a management-level review. Your account will be reviewed and you will be informed of the result.

ELECTRONIC CHECK CONVERSION

Your payment may be processed as a check transaction or a one-time electronic fund transfer, which means funds may be withdrawn the same day as payment, and you will not receive your check back from your bank. For more information on electronic fund transfers and fees for insufficient funds, please see *www.ladwp.com/checkconversion*.

Los Angeles Department of Water & Power
www.ladwp.com 1-800-499-8840
Hours of operation - 7 am to 6 pm

DEFINITIONS

CRPSEA – (Capped Renewable Portfolio Standard Energy Adjustment) a charge reflecting the costs associated with RPS Operations and Maintenance, RPS debt service, and Energy Efficiency Programs.

ECA – (Energy Cost Adjustment) an adjustment that reflects the variations of fuel, energy and other associated costs.

ESA – (Electric Subsidy Adjustment) a charge reflecting the costs of subsidies including senior, disabled, low income, traffic control lighting, and enterprise zone.

IRCA – (Incremental Reliability Cost Adjustment) a charge reflecting Operations and Maintenance and debt service related to Power Reliability Program cost and legacy RCA under-collection.

kWh – (kilo-watt-hour) the units in which electric usage is measured. One kWh equals 1000 watts of electricity used for one hour.

RCA – (Reliability Cost Adjustment) a charge reflecting the costs to support additional capital investments needed to improve reliability in areas of power distribution, transmission and generation infrastructure.

VEA – (Variable Energy Adjustment) a charge reflecting the costs of fuel, non-RPS power purchase agreements, non-RPS economy purchases, legacy ECAF under-collection, and base rate decoupling from energy efficiency impact.

VRPSEA – (Variable Renewable Portfolio Standard Energy Adjustment) a charge reflecting the costs of RPS market purchases and RPS costs above and beyond any Operations and Maintenance and debt service payments.

Electric Charges

SA # : 4516710848

BILLING PERIOD 11/22/17 - 12/26/17
DAYS 34

RATE SCHEDULE
A-2 and A-2[i] Primary Electric - Rate B TOU - KVAR Metered Service

NEXT SCHEDULED READ DATE
1/25/18

METER NUMBER
APMVL00222-000263
56
SERVES
LOW PEAK KVARH

PERIOD	CURRENT READ	-	PREVIOUS READ	x	MULTIPLIER	=	TOTAL USED
High Peak kW	1.31				80		104.8 kW
Low Peak kW	1.52				80		121.6 kW
Base kW	1.3				80		104 kW
High Peak kWh	663		565		80		7840 kWh
Low Peak kWh	1055		902		80		12240 kWh
Base kWh	3772		3227		80		43600 kWh
High Peak kVarh	612		515		80		7760 kVarh
Low Peak kVarh	908		768		80		11200 kVarh
Base kVarh	3451		2910		80		43280 kVarh

Service Charge		28.00
Facilities Charge	141.6 kW x $5.36/kW	758.98
ESA	141.6 kW x $0.46/kW	65.14
RCA	141.6 kW x $0.96/kW	135.94
IRCA	141.6 kW x $0.99/kW	140.18
IRCA based on KWH	63,680 kWH x $0.0003/kWH	19.10
High Peak Low Season Demand	104.8 kW x $4.75/kW	497.80
High Peak Low Season Energy	7,840 kWh x $0.05232/kWh	410.19
High Peak ECA	7,840 kWh x $0.0569/kWh	446.10
High Peak VEA	7,840 kWh x $-0.00401/kWh	-31.44
High Peak CRPSEA	7,840 kWh x $0.00443/kWh	34.73
High Peak VRPSEA	7,840 kWh x $0.01288/kWh	100.98
High Peak Subtotal	***(7,840 kWh x $0.18602/kWh)***	***$1,458.36***
Low Peak Low Season Demand	121.6 kW x $0.00/kW	0.00
Low Peak Low Season Energy	12,240 kWh x $0.05232/kWh	640.40
Low Peak ECA	12,240 kWh x $0.0569/kWh	696.46
Low Peak VEA	12,240 kWh x $-0.00401/kWh	-49.08
Low Peak CRPSEA	12,240 kWh x $0.00443/kWh	54.22
Low Peak VRPSEA	12,240 kWh x $0.01288/kWh	157.65
Low Peak Subtotal	***(12,240 kWh x $0.12252/kWh)***	***$1,499.65***
Base Low Season Demand	104 kW x $0.00/kW	0.00
Base Low Season Energy	43,600 kWh x $0.03439/kWh	1,499.40
Base ECA	43,600 kWh x $0.0569/kWh	2,480.84
Base VEA	43,600 kWh x $-0.00401/kWh	-174.84
Base CRPSEA	43,600 kWh x $0.00443/kWh	193.15
Base VRPSEA	43,600 kWh x $0.01288/kWh	561.57

(Continued on next page)

Los Angeles Department of Water & Power
www.ladwp.com 1-800-499-8840
Hours of operation - 7 am to 6 pm

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(Continued from previous page)

Base Subtotal (43,600 kWh x $0.10459/kWh)		***$4,560.12***
Subtotal Electric Charges		**$8,665.47**
City of Los Angeles Utility Tax	$8,665.47 x 12.5%	1,083.18
State Energy Surcharge	63,680 kWh x $0.00029/kWh	18.47
Total Electric Charges		**$ 9,767.12**

Green Power for a Green LA--LADWP's Green Power program replaces electricity from polluting power plants with energy generated from renewable resources. To learn more and sign up, visit www.ladwp.com/greenpower

USAGE HISTORY

Bill Date	Days	BASE PERIOD kWh	BASE PERIOD kW	LOW PERIOD kWh	LOW PERIOD kW	HIGH PERIOD kWh	HIGH PERIOD kW	Total kWh Consumption	Billing kW (Facilities)	Total Electric Cost
12/26/17	34	43,600.00	104.00	12,240.00	121.60	7,840.00	104.80	63,680.00	141.60	9,767.12
11/22/17	29	38,880.00	109.60	10,880.00	118.40	7,040.00	112.00	56,800.00	141.60	8,948.17
10/24/17	32	44,640.00	117.60	12,000.00	120.80	7,760.00	120.80	64,400.00	141.60	10,112.24
9/22/17	30	43,360.00	131.20	12,000.00	131.20	6,400.00	121.60	61,760.00	141.60	10,378.27
8/23/17	29	41,920.00	128.00	12,320.00	138.40	7,200.00	124.00	61,440.00	141.60	10,433.58
7/25/17	29	38,160.00	122.40	11,280.00	128.00	7,200.00	124.00	56,640.00	141.60	9,854.96
6/26/17	33	43,040.00	124.00	11,680.00	125.60	8,160.00	130.40	62,880.00	141.60	10,467.09
5/24/17	29	37,840.00	129.60	10,640.00	130.40	7,600.00	140.80	56,080.00	141.60	8,790.41
4/25/17	29	37,360.00	121.60	10,800.00	141.60	7,200.00	119.20	55,360.00	141.60	8,568.46
3/27/17	31	38,560.00	130.40	9,920.00	125.60	6,960.00	120.00	55,440.00	130.40	8,346.78
2/24/17	28	30,960.00	115.20	8,880.00	126.40	6,240.00	120.00	46,080.00	133.60	7,285.36
1/27/17	31	31,120.00	109.60	9,120.00	103.20	6,080.00	100.00	46,320.00	133.60	7,173.29
12/27/16	34	37,840.00	108.00	10,640.00	112.80	6,560.00	86.40	55,040.00	133.60	7,844.21
TOTALS	398	507,280.00	131.20	142,400.00	141.60	92,240.00	140.80	741,920.00	141.60	117,969.94
	sum	*sum*	*highest*	*sum*	*highest*	*sum*	*highest*	*sum*	*highest*	*sum*

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Electric Definitions

Demand Charge – a charge related to maximum power measured in kilowatts (kW). It is the highest kW as measured by the meter over a continuous 15 minute interval during the billing period.

Facilities Charge – a charge to recover the cost of transformer and line capacity used in meeting customer's maximum demand as recorded in the last twelve months

kVarh – (kilo-var-hour) the units in which electric reactive energy usage is measured. One kVarh equals 1000 volt-ampere reactive energy use for one hour.

Minimum Charge – an amount charged if your usage falls below a certain minimum level to cover costs for services provided such as meter reading, billing, postage, etc. when a service charge is not applicable.

Power Factor – the ratio of real Energy (kWh) to reactive energy (kVarh) for a given time period. The Maximum value is 1.0

Rate Schedule – rates, based on type of use, approved by the Board of Water and Power Commissioners and adopted by the City Council. For a list, visit www.ladwp.com

RPS – Renewable Portfolio Standard program to increase the use of energy from photovoltaics, wind, biomass, and other renewable sources.

Service Charge – a charge for services provided such as meter reading, billing, postage, etc.

Time-of-Use – Time-of-Use rates are based on the time of day that you use electricity. During the Base hours, when customer use is low, your price will be lower than the standard rate. Prices during Low Peak hours are slightly higher than standard rate. In High Peak hours, the cost to supply energy is the highest, and it will cost more than the standard rate.



Los Angeles Department of Water & Power

www.ladwp.com

BILL DATE	DATE DUE
Dec 27, 2017	Jan 16, 2018
ACCOUNT NUMBER	**AMOUNT DUE**
593 910 0000	$ 378.50

CUSTOMER SERVICE – 7:00 am - 6.00 pm
1-800-499-8840

RANCHO COLD STORAGE INC, 658 MESQUIT ST, LOS ANGELES, CA 90021

Paying Your Bill

AUTOMATIC PAYMENT
Automatically pay from your checking or savings by logging in at
www.ladwp.com/combillpay

ONLINE
Pay from your checking or savings any time by logging in at
www.ladwp.com/myaccount

BY PHONE
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1-877-MYPAYDWP (1-877-697-2939)

BY MAIL
Place your payment stub and your check or money order in the envelope provided with the bill.

IN PERSON
Pay at any Customer Service Center. Locations are listed on the back of your payment stub and at
www.ladwp.com/servicecenters

Account Summary

Previous Account Balance		$ 414.90
Payment Received 12/7/17	*Thank you*	-414.90
New Charges		+ 378.50
	Total Amount Due	**$ 378.50**

Summary of New Charges

Details on following pages.

Los Angeles Department of Water and Power Charges

800-499-8840	Water Charges	11/22/17 - 12/26/17	52 HCF	$288.13
			Total LADWP Charges	**$ 288.13**

LADWP provides billing services for the Bureau of Sanitation. All money collected for the services listed in the City of Los Angeles Bureau of Sanitation Charges section is forwarded to them.

City of Los Angeles Bureau of Sanitation Charges

800-773-2489	Sewer Charges	11/22/17 - 12/26/17		$90.37
			Total Sanitation Charges	**$ 90.37**

Total New Charges $ 378.50

PLEASE KEEP THIS PORTION FOR YOUR RECORDS. IF PAYING IN PERSON, BRING ENTIRE BILL TO CUSTOMER SERVICE CENTER

Other Important Phone Numbers

HEARING OR SPEECH-IMPAIRED - TTY
-800-HEAR-DWP(432-7397)

ITY OF LOS ANGELES UTILITY TAX
-800-215-6277

Correspondence Addresses

Please do not send correspondence with your payment. It may be delayed or lost.

OS ANGELES DEPT OF WATER & POWER
O Box 515407
os Angeles,CA 90051-6707

Customer Service and Payment Information

WHEN TO PAY YOUR BILL

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LATE PAYMENT CHARGE

A Late Payment Charge amounting to an 18% annual rate, computed on a daily basis, may be assessed on electric and water balances that are not paid by the due date. The charge is made for each day of the billing period shown on the current bill. Service may be discontinued for nonpayment.

IF YOU QUESTION YOUR LADWP CHARGES

Please contact a representative by calling the Customer Service Telephone Number or by going into any of the Department of Water and Power Customer Service Centers listed on the back of your payment stub or email us using our Customer Service form at www.ladwp.com/contactus. After receiving an explanation, you may ask for more information from a supervisor. If you still disagree with the charges, you have a right to a management-level review. To ask for a management-level review, send a written request to: LADWP Customer Relations Office, P.O. Box 51111, Los Angeles, CA 90051-0100. You must pay the undisputed portion of the bill within 7 days of the request for a management-level review. Your account will be reviewed and you will be informed of the result.

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Los Angeles Department of Water & Power
www.ladwp.com 1-800-499-8840
Hours of operation - 7 am to 6 pm

DEFINITIONS

HCF – (Hundred Cubic Feet) the units in which water usage is measured. One HCF equals 748 gallons

Rate Schedule – rates, based on type of use, approved by the Board of Water and Power Commissioners and adopted by the City Council. For a list, visit www.ladwp.com

Tier (Commercial) – One of two usage ranges used in a pricing method that provides an incentive to conserve water. The first usage range (Winter Tier 1 allotment) is based on average consumption for the preceding Dec. - Mar. Any usage over the Tier 1 allotment is billed at a higher rate (Tier 2). During the High Season months (June 1 - Sept. 30), Tier 1 allotment shall be 105% of Winter Tier 1 allotment. Shortage year water rates no longer apply.

Water Charges

BILLING PERIOD **DAYS**
11/22/17 - 12/26/17 34

RATE SCHEDULE
Water Schedule C - Comm, Ind, Govt and Temp Service

NEXT SCHEDULED READ DATE
1/25/18

SERVES
SM DIAL COM'L BLDG

SA # : 5939100574

USAGE HISTORY *(Total HCF)*



*Tier usage detail unavailable due to rate changes in effect

	Prev Yr	Dec 17
Total HCF used	806	52
Average daily gallons	1328	1144
Days in billing period	454	34
Your average daily cost of water		$8.47
Your average cost per gallon of water		$0.01

1 Hundred Cubic Feet (HCF) = 748 Gallons

METER NUMBER	DESCRIPTION	CURRENT READ	–	PREVIOUS READ	=	TOTAL USED
96120718	SMALL	1273		1221		52 HCF
96120718	LARGE	0		0		0 HCF

Tier 1 Water	52 HCF x $5.54096/HCF	288.13
Subtotal Water Charges		**$288.13**

Total Water Charges $ 288.13

Your Water Usage by Tier

Tier 1 Water Allotment $5.54096/HCF	Tier 2
52 HCF	More than 52 HCF

Usage is billed at different rates, depending on how much you use. The graph shows how your water usage relates to these tiers, and the rate you paid in each tier. For more, visit www.ladwp.com/res_water

January - June 2018 Biannual Notice of Change in LADWP WATER RATES

enero - junio 2018 Aviso bianual de cambio a las TARIFAS DE AGUA DE LADWP

This notice is to inform you of the expected biannual water rate adjustments authorized by the Water Rate Ordinance for the City of Los Angeles that reflect the cost of buying water from the Metropolitan Water District (MWD) and executing other water projects and programs. These factors will become effective January 1, 2018. Individual rate adjustments will be an increase or decrease, as shown below. More information about LADWP's water rates can be found on the Department website at www.ladwp.com/waterrates.

Este aviso es para informarle del ajuste bianual a las tarifas de agua autorizados por la Ordenanza de la Tarifa de Agua de la Ciudad de Los Angeles que reflejan el costo de comprar agua del Metropolitan Water District (MWD) y para otros proyectos y programas de agua. Estos factores tomaran vigencia a partir del 1ro de enero, 2018. Ajustes de tarifa individuales aumentarán o disminuirán en la muestra a continuación. una reduccion, como demostrado debajo. Más información sobre las tarifas de agua de LADWP está disponible en el sitio Web del departamento: www.ladwp.com/waterrates.

The factors below are per Hundred Cubic Feet (HCF) of water used.
One HCF equals 748 gallons.

Las tarifas debajo son por unidades de cien pies cúbicos (HCF, por sus siglas en Inglés) de agua usada. Un HCF es igual a 748 galones.

Water Rate Adjustment Factors	Factores de Ajustes de Tarifas de Agua	Jul - Dec 2017 jul - dic 2017	Increase (Decrease) from Previous Quarter Aumento (Reducir) del Trimestre Previo	Jan - Jun 2018 ene - jun 2018
Water Supply Cost Adjustment Factor Tier 1	Ajuste al Costo de Suministro de Agua Nivel 1	$ 1.121	$ 0.265	$ 1.386
Water Supply Cost Adjustment Factor Tier 2	Ajuste al Costo de Suministro de Agua Nivel 2	$ 2.751	$ 0.790	$ 3.541
Water Supply Cost Adjustment Factor Tier 3	Ajuste al Costo de Suministro de Agua Nivel 3	$ 4.261	($ 0.346)	$ 3.915
Water Supply Cost Adjustment Factor Tier 4	Ajuste al Costo de Suministro de Agua Nivel 4	$ 4.360	($ 0.102)	$ 4.258
Water Quality Improvement	Mejoras de Calidad de Agua	$ 1.270	($ 0.127)	$ 1.143
Owens Valley Regulatory	Regulador de Owens Valley	$ 0.273	($ 0.084)	$ 0.189
Water Infrastructure	Infraestructura de Agua	$ 0.472	$ 0.000	$ 0.472
Base Rate Revenue Target Adjustment Factor	Ajuste de Objetivo Básico de Ingresos			
Schedule A	Calendario A	$ 0.235	$ 0.611	$ 0.846
Schedule B	Calendario B	$ 0.339	$ 0.603	$ 0.942
Schedule Other	Calendario Otro	$ 0.105	($ 0.165)	($ 0.060)
Low-Income Subsidy	Subsidio para Clientes de Bajos Recursos	$ 0.120	($ 0.017)	$ 0.103
Water Expense Stabilization	Estabilización del Costo de Agua	$ 0.181	($ 0.116)	$ 0.065

For the year beginning January 1, 2018 and ending December 31, 2018, Outside City Surcharge will be $0.000, remaining static from the January 2017 - December 2017 surcharge of $0.000.

Para el año empezando el 1 de enero de 2018 y terminando el 31 de diciembre, el Recargo Fuera de la Ciudad será $0.000, y permanecerá estático desde enero 2017 a diciembre 2017.

www.lacitysan.org 1-800-773-2489
Hours of operation - 24/7

DEFINITIONS

Low Income Sewer Surcharge - an amount charged to each customer to help cover the costs of providing sewer service subsidies to low income customers, required by state and federal law

Sewer Service Charge - (SSC) a charge for use of the sewer system, to cover the costs of constructing and maintaining wastewater facilities such as sewers and sewage treatment plants, and for treating sewage.

Sewer Charges

SA # : 5939100573

BILLING PERIOD	DAYS	SEWER RATE SCHEDULE
11/22/17 - 12/26/17	34	Sewer Service Charge - Multi Dwell and Commercial

Sewer Service Charge*	18.72000 HCF x $4.80/HCF	89.86
Sewer Service Low Income Surcharge*		0.51
Total Sewer Charges		**$ 90.37**

**Your Sewer Service Charge is calculated on 36% of your water consumption*

PRINTED ON RECYCLED PAPER

Los Angeles Department of Water & Power

www.ladwp.com

BILL DATE	DATE DUE	Page 1 of
Dec 27, 2017	Jan 16, 2018	
ACCOUNT NUMBER	**AMOUNT DUE**	
493 910 0000	$ 1,361.30	

CUSTOMER SERVICE – 7:00 am - 6:00 pm
1-800-499-8840

RANCHO COLD STORAGE INC, 658 MESQUIT ST, LOS ANGELES, CA 90021

Paying Your Bill

AUTOMATIC PAYMENT
Automatically pay from your checking or savings by logging in at *www.ladwp.com/combillpay*

ONLINE
Pay from your checking or savings any time by logging in at *www.ladwp.com/myaccount*

BY PHONE
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BY MAIL
Place your payment stub and your check or money order in the envelope provided with the bill.

IN PERSON
Pay at any Customer Service Center. Locations are listed on the back of your payment stub and at *www.ladwp.com/servicecenters*

Account Summary

Previous Account Balance		$ 1,167.22
Payment Received 12/7/17	*Thank you*	-1,167.22
New Charges		+ 1,361.30
	Total Amount Due	**$ 1,361.30**

Summary of New Charges

Details on following pages.

Los Angeles Department of Water and Power Charges		
800-499-8840	Electric Charges 11/22/17 - 12/26/17 8,483 kWh $1,361.30	
	Total LADWP Charges	**$ 1,361.30**

Total New Charges $ 1,361.30

PLEASE KEEP THIS PORTION FOR YOUR RECORDS IF PAYING IN PERSON BRING ENTIRE BILL TO CUSTOMER SERVICE CENTER

Other Important Phone Numbers

HEARING OR SPEECH-IMPAIRED - TTY
-800-HEAR-DWP(432-7397)

ITY OF LOS ANGELES UTILITY TAX
-800-215-6277

Correspondence Addresses

Please do not send correspondence with your payment. It may be delayed or lost.

OS ANGELES DEPT OF WATER & POWER
'O Box 515407
os Angeles,CA 90051-6707

Customer Service and Payment Information

WHEN TO PAY YOUR BILL

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LATE PAYMENT CHARGE

A Late Payment Charge amounting to an 18% annual rate, computed on a daily basis, may be assessed on electric and water balances that are not paid by the due date. The charge is made for each day of the billing period shown on the current bill. Service may be discontinued for nonpayment.

IF YOU QUESTION YOUR LADWP CHARGES

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ELECTRONIC CHECK CONVERSION

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Los Angeles Department of Water & Power

www.ladwp.com

BILL DATE	DATE DUE
Dec 27, 2017	Jan 16, 2018
ACCOUNT NUMBER	**AMOUNT DUE**
493 910 0000	$ 1,361.30

Los Angeles Department of Water & Power

www.ladwp.com 1-800-499-8840

Hours of operation - 7 am to 6 pm

DEFINITIONS

CRPSEA – (Capped Renewable Portfolio Standard Energy Adjustment) a charge reflecting the costs associated with RPS Operations and Maintenance, RPS debt service, and Energy Efficiency Programs.

ECA – (Energy Cost Adjustment) an adjustment that reflects the variations of fuel, energy and other associated costs.

ESA – (Electric Subsidy Adjustment) a charge reflecting the costs of subsidies including senior, disabled, low income, traffic control lighting, and enterprise zone.

IRCA – (Incremental Reliability Cost Adjustment) a charge reflecting Operations and Maintenance and debt service related to Power Reliability Program cost and legacy RCA under-collection.

kWh – (kilo-watt-hour) the units in which electric usage is measured. One kWh equals 1000 watts of electricity used for one hour.

RCA – (Reliability Cost Adjustment) a charge reflecting the costs to support additional capital investments needed to improve reliability in areas of power distribution, transmission and generation infrastructure.

VEA – (Variable Energy Adjustment) a charge reflecting the costs of fuel, non-RPS power purchase agreements, non-RPS economy purchases, legacy ECAF under-collection, and base rate decoupling from energy efficiency impact.

VRPSEA – (Variable Renewable Portfolio Standard Energy Adjustment) a charge reflecting the costs of RPS market purchases and RPS costs above and beyond any Operations and Maintenance and debt service payments.

Electric Charges

SA # : 4939100550

BILLING PERIOD 11/22/17 - 12/26/17

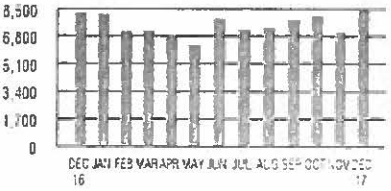
DAYS 34

RATE SCHEDULE
A-1 and A-1[i] Small General Electric - Rate A Standard Service

NEXT SCHEDULED READ DATE
1/25/18

METER NUMBER
M00009-00977696

USAGE HISTORY *(Total kWh)*



	Prev Yr	Dec 17
Total kWh used	8,252	8,483
Average daily kWh	243	250
Days in billing period	34	34
Your average daily cost of electricity		$40.04
Highest Demand in last 12 months:		19.02 kW

DESCRIPTION	CURRENT READ	-	PREVIOUS READ	=	TOTAL USED
Demand kW	18.73				18.73 kW
Energy kWh	28109		19626		8483 kWh

Service Charge		7.00
Facilities Charge	19.02 kW x $5.36/kW	101.95
ESA	19.02 kW x $0.46/kW	8.75
RCA	19.02 kW x $0.96/kW	18.26
IRCA	19.02 kW x $0.99/kW	18.83
IRCA based on KWH	8,483 kWH x $0.0003/kWH	2.54
Energy Charge Low Season	8,483 kWh x $0.05364/kWh	455.03
ECA	8,483 kWh x $0.0569/kWh	482.68
VEA	8,483 kWh x $-0.00401/kWh	-34.02
CRPSEA	8,483 kWh x $0.00443/kWh	37.58
VRPSEA	8,483 kWh x $0.01288/kWh	109.26
Subtotal Electric Charges		**$1,207.86**
City of Los Angeles Utility Tax	$1,207.86 x 12.5%	150.98
State Energy Surcharge	8,483 kWh x $0.00029/kWh	2.46
	Total Electric Charges	**$ 1,361.30**

Green Power for a Green LA--LADWP's Green Power program replaces electricity from polluting power plants with energy generated from renewable resources. To learn more and sign up visit www.ladwp.com/greenpower

Electric Definitions

Demand Charge – a charge related to maximum power measured in kilowatts (kW). It is the highest kW as measured by the meter over a continuous 15 minute interval during the billing period.

Facilities Charge – a charge to recover the cost of transformer and line capacity used in meeting customer's maximum demand as recorded in the last twelve months.

kVarh – (kilo-var-hour) the units in which electric reactive energy usage is measured. One kVarh equals 1000 volt-ampere reactive energy use for one hour.

Minimum Charge – an amount charged if your usage falls below a certain minimum level to cover costs for services provided such as meter reading, billing, postage, etc. when a service charge is not applicable.

Power Factor – the ratio of real Energy (kWh) to reactive energy (kVarh) for a given time period. The Maximum value is 1.0

Rate Schedule – rates, based on type of use, approved by the Board of Water and Power Commissioners and adopted by the City Council. For a list, visit www.ladwp.com

RPS – Renewable Portfolio Standard program to increase the use of energy from photovoltaics, wind, biomass, and other renewable sources

Service Charge – a charge for services provided such as meter reading, billing, postage, etc.

Time-of-Use – Time-of-Use rates are based on the time of day that you use electricity. During the Base hours, when customer use is low, your price will be lower than the standard rate. Prices during Low Peak hours are slightly higher than standard rate. In High Peak hours, the cost to supply energy is the highest, and it will cost more than the standard rate.



Los Angeles Department of Water & Power

www.ladwp.com

BILL DATE	DATE DUE	Page 1
Dec 27, 2017	Jan 16, 2018	
ACCOUNT NUMBER	**AMOUNT DUE**	
393 910 0000	$ 64.53	

CUSTOMER SERVICE – 7:00 am - 6:00 pm
1-800-499-8840

RANCHO COLD STORAGE INC, 658 MESQUIT ST, LOS ANGELES, CA 90021

Paying Your Bill

AUTOMATIC PAYMENT
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Account Summary

Previous Account Balance		$ 64.53
Payment Received 12/7/17	*Thank you*	-64.53
New Charges		+ 64.53
	Total Amount Due	**$ 64.53**

Summary of New Charges

Details on following pages.

Los Angeles Department of Water and Power Charges			
800-499-8840	Fire Service Charges	11/27/17 - 12/27/17	$64.53
		Total LADWP Charges	**$ 64.53**

Total New Charges $ 64.53

PLEASE KEEP THIS PORTION FOR YOUR RECORDS. IF PAYING IN PERSON, BRING ENTIRE BILL TO CUSTOMER SERVICE CENTER

ther Important Phone Numbers

EARING OR SPEECH-IMPAIRED - TTY
800-HEAR-DWP(432-7397)

TY OF LOS ANGELES UTILITY TAX
800-215-6277

orrespondence Addresses

lease do not send correspondence ith your payment. It may be delayed r lost.

)S ANGELES DEPT OF WATER & POWER
O Box 515407
os Angeles,CA 90051-6707

Customer Service and Payment Information

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Los Angeles Department of Water & Power
www.ladwp.com 1-800-499-8840
Hours of operation - 7 am to 6 pm

Fire Service Charges

SA # : 3939100187

BILLING PERIOD	DAYS	RATE SCHEDULE
11/27/17 - 12/27/17	30	Water Schedule E - Private Fire Service

SERVES
4" FIRE SERVICE

METER NUMBER	CURRENT READ	–	PREVIOUS READ	=	TOTAL USED
00000143-1299193	0		0		0 HCF

Service Availability Charge	64.53
Subtotal Water Charges	**$64.53**

Total Fire Service Charges $ 64.53

There are no Sewer Service Charges on Fire Service

Los Angeles Department of Water & Power

www.ladwp.com

BILL DATE	DATE DUE	Page
Dec 27, 2017	Jan 16, 2018	
ACCOUNT NUMBER	**AMOUNT DUE**	
384 550 0000	$ 223.41	

CUSTOMER SERVICE – 7:00 am - 6:00 pm
1-800-499-8840

RANCHO COLD STORAGE INC, 690 MESQUIT ST, LOS ANGELES, CA 90021

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ONLINE
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IN PERSON
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Account Summary

Previous Account Balance		$ 223.4
Payment Received 12/7/17	*Thank you*	-223.4
New Charges		+ 223.4
	Total Amount Due	**$ 223.41**

Summary of New Charges

Details on following pages.

Los Angeles Department of Water and Power Charges			
800-499-8840	Fire Service Charges	11/27/17 - 12/27/17	$223.41
		Total LADWP Charges	**$ 223.41**

Total New Charges $ 223.41

PLEASE KEEP THIS PORTION FOR YOUR RECORDS. IF PAYING IN PERSON, BRING ENTIRE BILL TO CUSTOMER SERVICE CENTER

ıer Important Phone Numbers

ıRING OR SPEECH-IMPAIRED - TTY
:00-HEAR-DWP(432-7397)

Y OF LOS ANGELES UTILITY TAX
300-215-6277

ɔrrespondence Addresses

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)S ANGELES DEPT OF WATER & POWER
O Box 515407
os Angeles,CA 90051-6707

Customer Service and Payment Information

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Los Angeles Department of Water & Power
www.ladwp.com 1-800-499-8840
Hours of operation - 7 am to 6 pm

Fire Service Charges

SA # : 3845500511

BILLING PERIOD	DAYS	RATE SCHEDULE
11/27/17 - 12/27/17	30	Water Schedule E - Private Fire Service

SERVES
8" FIRE SERVICE

METER NUMBER	CURRENT READ	–	PREVIOUS READ	=	TOTAL USED
00001233-515369	0		0		0 HCF

Service Availability Charge	223.41
Subtotal Water Charges	**$223.41**

Total Fire Service Charges $ 223.41

There are no Sewer Service Charges on Fire Service



Los Angeles Department of Water & Power

www.ladwp.com

BILL DATE	DATE DUE
Dec 27, 2017	Jan 16, 2018
ACCOUNT NUMBER	**AMOUNT DUE**
322 391 0704	$ 241.50

CUSTOMER SERVICE – 7:00 am - 6:00 pm
1-800-499-8840

RANCHO COLD STORAGE INC, 670 MESQUIT ST, LOS ANGELES, CA 90021

Paying Your Bill

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ONLINE
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Account Summary

Previous Account Balance		$ 241.50
Payment Received 12/7/17	*Thank you*	-241.50
New Charges		+ 241.50
	Total Amount Due	**$ 241.50**

Summary of New Charges

Details on following pages.

Los Angeles Department of Water and Power Charges		
800-499-8840	Area Lighting Charges	$241.50
	Total LADWP Charges	**$ 241.50**
	Total New Charges	**$ 241.50**

PLEASE KEEP THIS PORTION FOR YOUR RECORDS. IF PAYING IN PERSON, BRING ENTIRE BILL TO CUSTOMER SERVICE CENTER

ther Important Phone Numbers

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800-215-6277

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Los Angeles Department of Water & Power
www.ladwp.com 1-800-499-8840
Hours of operation - 7 am to 6 pm

DEFINITIONS

Electric Subsidy Adjustment – a charge, based on usage, to help cover costs of special customer subsidies including senior, disabled and low income.

Energy Cost Adjustment – an adjustment that reflects the variations in what LADWP pays for the energy they deliver to customers.

kWh – (kilowatt-hours) the units in which electric meters measure usage. 1 kWh equals 1000 watts of electricity supplied for one hour.

Reliability Cost Adjustment – an amount reflecting the costs to support additional capital investments needed to improve reliability in areas of power distribution, transmission and generation infrastructures.

Service Charge – a charge for non-measured services provided (meter reading, billing, postage, etc.)

Area Lighting Charges

SA # : 3223910222

BILLING PERIOD	DAYS
11/27/17 - 12/27/17	30

RATE SCHEDULE
Outdoor Area Lighting Service and OAL[i]

Type of Light	Number	Start Date	End Date
OAL DH Metal Halide 250W	1 lamp	11/28/17	12/27/17

OAL DH Metal Halide 250W	$18.25/lamp 1 lamp(s) x per month	18.25

Total Area Lighting Charges $ 18.25

Area Lighting Charges

SA # : 3223910312

BILLING PERIOD	DAYS
11/27/17 - 12/27/17	30

RATE SCHEDULE
Outdoor Area Lighting Service and OAL[i]

Type of Light	Number	Start Date	End Date
OAL DH Metal Halide 1000W	3 lamps	11/28/17	12/27/17

OAL DH Metal Halide 1000W	$36.25/lamp 3 lamp(s) x per month	108.75

Total Area Lighting Charges $ 108.75

Area Lighting Charges

SA # : 3223910708

BILLING PERIOD	DAYS
11/27/17 - 12/27/17	30

RATE SCHEDULE
Outdoor Area Lighting Service and OAL[i]

Type of Light	Number	Start Date	End Date
OAL DH Metal Halide 1000W	2 lamps	11/28/17	12/27/17

OAL DH Metal Halide 1000W	$36.25/lamp 2 lamp(s) x per month	72.50

Total Area Lighting Charges $ 72.50

Area Lighting Charges

SA # : 3223910840

BILLING PERIOD	DAYS
11/27/17 - 12/27/17	30

RATE SCHEDULE
Outdoor Area Lighting Service and OAL[i]

Type of Light	Number	Start Date	End Date
OAL DH Metal Halide 400W	2 lamps	11/28/17	12/27/17

OAL DH Metal Halide 400W	$21.00/lamp 2 lamp(s) x per month	42.00

Total Area Lighting Charges $ 42.00



Los Angeles Department of Water & Power

www.ladwp.com

BILL DATE	DATE DUE	Page 1
Dec 27, 2017	Jan 16, 2018	
ACCOUNT NUMBER	**AMOUNT DUE**	
793 910 0000	$ 3,772.15	

CUSTOMER SERVICE – 7:00 am - 6:00 pm
1-800-499-8840

RANCHO COLD STORAGE INC, 668 MESQUIT ST, LOS ANGELES, CA 90021

Paying Your Bill

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BY MAIL
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IN PERSON
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Account Summary

Previous Account Balance		$ 3,563.73
Payment Received 12/7/17	*Thank you*	-3,563.73
New Charges		+ 3,772.15
	Total Amount Due	**$ 3,772.15**

Summary of New Charges

Details on following pages.

Los Angeles Department of Water and Power Charges

800-499-8840	Water Charges	11/22/17 - 12/26/17	407 HCF	$2,416.46
			Total LADWP Charges	**$ 2,416.46**

LADWP provides billing services for the Bureau of Sanitation. All money collected for the services listed in the City of Los Angeles Bureau of Sanitation Charges section is forwarded to them.

City of Los Angeles Bureau of Sanitation Charges

800-773-2489	Sewer Charges	11/22/17 - 12/26/17		$1,355.69
			Total Sanitation Charges	**$ 1,355.69**

Total New Charges $ 3,772.15

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ther Important Phone Numbers

EARING OR SPEECH-IMPAIRED - TTY
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TY OF LOS ANGELES UTILITY TAX
-800-215-6277

orrespondence Addresses

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)S ANGELES DEPT OF WATER & POWER
O Box 515407
os Angeles,CA 90051-6707

Customer Service and Payment Information

WHEN TO PAY YOUR BILL

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LATE PAYMENT CHARGE

A Late Payment Charge amounting to an 18% annual rate, computed on a daily basis, may be assessed on electric and water balances that are not paid by the due date. The charge is made for each day of the billing period shown on the current bill. Service may be discontinued for nonpayment.

IF YOU QUESTION YOUR LADWP CHARGES

Please contact a representative by calling the Customer Service Telephone Number or by going into any of the Department of Water and Power Customer Service Centers listed on the back of your payment stub or email us using our Customer Service form at www.ladwp.com/contactus. After receiving an explanation, you may ask for more information from a supervisor. If you still disagree with the charges, you have a right to a management-level review. To ask for a management-level review, send a written request to: LADWP Customer Relations Office, P.O. Box 51111, Los Angeles, CA 90051-0100. You must pay the undisputed portion of the bill within 7 days of the request for a management-level review. Your account will be reviewed and you will be informed of the result.

ELECTRONIC CHECK CONVERSION

Your payment may be processed as a check transaction or a one-time electronic fund transfer, which means funds may be withdrawn the same day as payment, and you will not receive your check back from your bank. For more information on electronic fund transfers and fees for insufficient funds, please see *www.ladwp.com/checkconversion*.

Los Angeles Department of Water & Power
www.ladwp.com 1-800-499-8840
Hours of operation - 7 am to 6 pm

DEFINITIONS

HCF – (Hundred Cubic Feet) the units in which water usage is measured. One HCF equals 748 gallons.

Rate Schedule – rates based on type of use, approved by the Board of Water and Power Commissioners and adopted by the City Council. For a list, visit www.ladwp.com

Tier (Commercial) – One of two usage ranges used in a pricing method that provides an incentive to conserve water. The first usage range (Winter Tier 1 allotment) is based on average consumption for the preceding Dec. - Mar. Any usage over the Tier 1 allotment is billed at a higher rate (Tier 2). During the High Season months (June 1 - Sept. 30), Tier 1 allotment shall be 105% of Winter Tier 1 allotment. Shortage year water rates no longer apply.

Water Charges

BILLING PERIOD **DAYS**
11/22/17 - 12/26/17 34

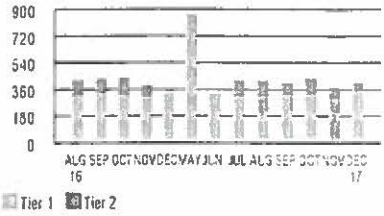
RATE SCHEDULE
Water Schedule C - Comm, Ind, Govt and Temp Service

NEXT SCHEDULED READ DATE
1/25/18

SERVES
668--70

SA # : 7939100928

USAGE HISTORY *(Total HCF)*



	Prev Yr	Dec 17
Total HCF used	364	407
Average daily gallons	8008	8954
Days in billing period	34	34
Your average daily cost of water		$71.07
Your average cost per gallon of water		$0.01

1 Hundred Cubic Feet (HCF) = 748 Gallons

METER NUMBER	DESCRIPTION	CURRENT READ	–	PREVIOUS READ	=	TOTAL USED
96118402	SMALL	1810		1623		187 HCF
96118402	LARGE	23017		22797		220 HCF

Tier 1 Water	355.48904 HCF x $5.54099/HCF	1,969.76
Tier 2 Water	51.51096 HCF x $8.67194/HCF	446.70
Subtotal Water Charges		**$2,416.46**
Total Water Charges		**$ 2,416.46**

Your Water Usage by Tier



Usage is billed at different rates, depending on how much you use. The graph shows how your water usage relates to these tiers, and the rate you paid in each tier. For more, visit www.ladwp.com/res_water

January - June 2018 Biannual Notice of Change in LADWP WATER RATES

enero - junio 2018 Aviso bianual de cambio a las TARIFAS DE AGUA DE LADWP

This notice is to inform you of the expected biannual water rate adjustments authorized by the Water Rate Ordinance for the City of Los Angeles that reflect the cost of buying water from the Metropolitan Water District (MWD) and executing other water projects and programs. These factors will become effective January 1, 2018. Individual rate adjustments will be an increase or decrease, as shown below. More information about LADWP's water rates can be found on the Department website at www.ladwp.com/waterrates.

Este aviso es para informarle del ajuste bianual a las tarifas de agua autorizados por la Ordenanza de la Tarifa de Agua de la Ciudad de Los Angeles que reflejan el costo de comprar agua del Metropolitan Water District (MWD) y para otros proyectos y programas de agua. Estos factores tomaran vigencia a partir del 1ro de enero, 2018. Ajustes de tarifa individuales aumentarán o disminuirán en la muestra a continuación. una reduccion, como demostrado debajo. Más información sobre las tarifas de agua de LADWP está disponible en el sitio Web del departamento: www.ladwp.com/waterrates.

The factors below are per Hundred Cubic Feet (HCF) of water used.
One HCF equals 748 gallons.

Las tarifas debajo son por unidades de cien pies cúbicos (HCF, por sus siglas en inglés) de agua usada. Un HCF es igual a 748 galones.

Water Rate Adjustment Factors	Factores de Ajustes de Tarifas de Agua	Jul - Dec 2017 jul - dic 2017	Increase (Decrease) from Previous Quarter Aumento (Reducir) del Trimestre Previo	Jan - Jun 2018 ene - jun 2018
Water Supply Cost Adjustment Factor Tier 1	Ajuste al Costo de Suministro de Agua Nivel 1	$ 1.121	$ 0.265	$ 1.386
Water Supply Cost Adjustment Factor Tier 2	Ajuste al Costo de Suministro de Agua Nivel 2	$ 2.751	$ 0.790	$ 3.541
Water Supply Cost Adjustment Factor Tier 3	Ajuste al Costo de Suministro de Agua Nivel 3	$ 4.261	($ 0.346)	$ 3.915
Water Supply Cost Adjustment Factor Tier 4	Ajuste al Costo de Suministro de Agua Nivel 4	$ 4.360	($ 0.102)	$ 4.258
Water Quality Improvement	Mejoras de Calidad de Agua	$ 1.270	($ 0.127)	$ 1.143
Owens Valley Regulatory	Regulador de Owens Valley	$ 0.273	($ 0.084)	$ 0.189
Water Infrastructure	Infraestructura de Agua	$ 0.472	$ 0.000	$ 0.472
Base Rate Revenue Target Adjustment Factor	Ajuste de Objetivo Básico de Ingresos			
Schedule A	Calendario A	$ 0.235	$ 0.611	$ 0.846
Schedule B	Calendario B	$ 0.339	$ 0.603	$ 0.942
Schedule Other	Calendario Otro	$ 0.105	($ 0.165)	($ 0.060)
Low-Income Subsidy	Subsidio para Clientes de Bajos Recursos	$ 0.120	($ 0.017)	$ 0.103
Water Expense Stabilization	Estabilización del Costo de Agua	$ 0.181	($ 0.116)	$ 0.065

For the year beginning January 1, 2018 and ending December 31, 2018, Outside City Surcharge will be $0.000, remaining static from the January 2017 - December 2017 surcharge of $0.000.

Para el año empezando el 1 de enero de 2018 y terminando el 31 de diciembre, el Recargo Fuera de la Ciudad será $0.000, y permanecerá estático desde enero 2017 a diciembre 2017.

Sewer Charges

SA # : 7939100927

BILLING PERIOD	DAYS	SEWER RATE SCHEDULE
11/22/17 - 12/26/17	34	Sewer Service Charge - Multi Dwell and Commercial

Sewer Service Charge*	250.83000 HCF x $4.80/HCF	1,347.98
Sewer Service Low Income Surcharge*		7.71
Total Sewer Charges		**$ 1,355.69**

**Your Sewer Service Charge is calculated on 69% of your water consumption.*

www.lacitysan.org 1-800-773-2489
Hours of operation - 24/7

DEFINITIONS

Low Income Sewer Surcharge - an amount charged to each customer to help cover the costs of providing sewer service subsidies to low income customers, required by state and federal law

Sewer Service Charge - (SSC) a charge for use of the sewer system, to cover the costs of constructing and maintaining wastewater facilities such as sewers and sewage treatment plants, and for treating sewage.

PRINTED ON RECYCLED PAPER

Los Angeles Department of Water & Power

www.ladwp.com

BILL DATE
Dec 27, 2017

ACCOUNT NUMBER
893 910 0000

DATE DUE
No Payment Due

AMOUNT DUE
$ 0.00

CUSTOMER SERVICE – 7:00 am - 6:00 pm
1-800-499-8840

Paying Your Bill

AUTOMATIC PAYMENT
Automatically pay from your checking or savings by logging in at *www.ladwp.com/combillpay*

ONLINE
Pay from your checking or savings any time by logging in at *www.ladwp.com/myaccount*

BY PHONE
Pay from your checking or savings any time by calling 1-877-MYPAYDWP (1-877-697-2939)

BY MAIL
Place your payment stub and your check or money order in the envelope provided with the bill.

IN PERSON
Pay at any Customer Service Center. Locations are listed on the back of your payment stub and at *www.ladwp.com/servicecenters*

Account Summary

Previous Account Balance		$ 26,013.88
Payment Received 12/19/17	*Thank you*	-26,013.88
Total Amount Due		**$ 0.00**

Total New Charges $ 0.00

PLEASE KEEP THIS PORTION FOR YOUR RECORDS. IF PAYING IN PERSON, BRING ENTIRE BILL TO CUSTOMER SERVICE CENTER

Los Angeles Department of Water & Power

P.O. Box 30808 • Los Angeles, CA 90030-0808

THIS IS YOUR BILL

ELECTRONIC SERVICE REQUESTED

7127 1 AV 0.373 07127 / 9316
RANCHO COLD STORAGE INC
670 MESQUIT ST
LOS ANGELES CA 90021-1306

For paperless billing, go to www.ladwp.com/myaccount

ACCOUNT NUMBER
893 910 0000

NO PAYMENT DUE

No payment is due at this time.

8939100000000000000000000

Other Important Phone Numbers

HEARING OR SPEECH-IMPAIRED - TTY
1-800-HEAR-DWP(432-7397)

CITY OF LOS ANGELES UTILITY TAX
1-800-215-6277

Correspondence Addresses

Please do not send correspondence with your payment. It may be delayed or lost.

LOS ANGELES DEPT OF WATER & POWER
PO Box 515407
Los Angeles,CA 90051-6707

Customer Service and Payment Information

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HERE TO PAY YOUR BILL

All LADWP Customer Service Centers below are open Mon-Fri, except holidays, from 9:00 am to 5:00 pm. After hours payment depositories are located at all offices.

DOWNTOWN
Main Office ..... 300 Mandich Street

METROPOLITAN LOS ANGELES
Main Office ..... 111 N. Hope St.
Boyle Heights ..... 919 S. Soto St., #10
Central ..... 4619 S. Central Ave.
Crenshaw-Baldwin Hills ..... 4030 Crenshaw Blvd.
Hollywood ..... 6547-B Sunset Blvd.
(entrance on Schrader Blvd.)
Lincoln Heights ..... 2417 Daly St.
Jefferson-Vermont ..... 5928 S. Vermont Ave.
Watts ..... 1686 E. 103rd St.

HARBOR AREA
San Pedro ..... 535 W. 9th St.
Wilmington ..... 931 N. Avalon Blvd.

SAN FERNANDO VALLEY
Canoga Park ..... 7229 Winnetka Ave.
Mission Hills ..... 11100 Sepulveda Blvd., #3
Van Nuys ..... 6550 Van Nuys Blvd.

WEST LOS ANGELES
West Los Angeles ..... 1394 S. Sepulveda Blvd.

PRINTED ON RECYCLED PAPER

Los Angeles Department of Water & Power

www.ladwp.com

BILL DATE	DATE DUE
Jan 31, 2017	Feb 21, 2017
ACCOUNT NUMBER	**AMOUNT DUE**
793 910 0000	$ 2,237.32

CUSTOMER SERVICE – 7:00 am - 6:00 pm
1-800-499-8840

RANCHO COLD STORAGE INC, 668 MESQUIT ST, LOS ANGELES, CA 90021

Paying Your Bill

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www.ladwp.com/myaccount

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www.ladwp.com/servicecenters

Account Summary

Previous Account Balance		$ 2,845.68
Payment Received 1/9/17	*Thank you*	-2,845.68
New Charges		+ 2,237.32
	Total Amount Due	**$ 2,237.32**

Summary of New Charges

Details on following pages.

Los Angeles Department of Water and Power Charges				
800-499-8840	Water Charges	12/27/16 - 1/26/17	256 HCF	$1,435.82
			Total LADWP Charges	**$ 1,435.82**

LADWP provides billing services for the Bureau of Sanitation. All money collected for the services listed in the City of Los Angeles Bureau of Sanitation Charges section is forwarded to them.

City of Los Angeles Bureau of Sanitation Charges				
800-773-2489	Sewer Charges	12/27/16 - 1/26/17		$801.50
			Total Sanitation Charges	**$ 801.50**

Total New Charges $ 2,237.32

PLEASE KEEP THIS PORTION FOR YOUR RECORDS. IF PAYING IN PERSON, BRING ENTIRE BILL TO CUSTOMER SERVICE CENTER.

Ither Important Phone Numbers

IEARING OR SPEECH-IMPAIRED - TTY
-800-HEAR-DWP(432-7397)

:ITY OF LOS ANGELES UTILITY TAX
-800-215-6277

Correspondence Addresses

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LOS ANGELES DEPT OF WATER & POWER
PO Box 515407
Los Angeles,CA 90051-6707

Customer Service and Payment Information

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Los Angeles Department of Water & Power
www.ladwp.com 1-800-499-8840
Hours of operation - 7 am to 6 pm

DEFINITIONS

HCF – (Hundred Cubic Feet) the units in which water usage is measured. One HCF equals 748 gallons.

Rate Schedule – rates, based on type of use, approved by the Board of Water and Power Commissioners and adopted by the City Council. For a list, visit www.ladwp.com

Tier (Commercial) – One of two usage ranges used in a pricing method that provides an incentive to conserve water. The first usage range (Winter Tier 1 allotment) is based on average consumption for the preceding Dec. - Mar. Any usage over the Tier 1 allotment is billed at a higher rate (Tier 2). During the High Season months (June 1 - Sept. 30), Tier 1 allotment shall be 105% of Winter Tier 1 allotment. Shortage year water rates no longer apply.

Water Charges

SA # : 7939100928

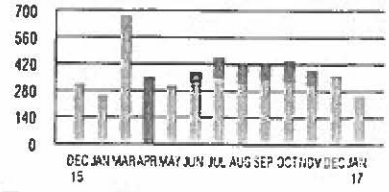
BILLING PERIOD 12/27/16 - 1/26/17
DAYS 30

RATE SCHEDULE
Water Schedule C - Comm, Ind, Govt and Temp Service

NEXT SCHEDULED READ DATE
2/24/17

SERVES
668--70

USAGE HISTORY *(Total HCF)*



*Tier usage detail unavailable due to rate changes in effect

	Prev Yr	Jan 17
Total HCF used	256	256
Average daily gallons	6383	6383
Days in billing period	30	30
Your average daily cost of water		$47.86
Your average cost per gallon of water		$0.01

1 Hundred Cubic Feet (HCF) = 748 Gallons

METER NUMBER	DESCRIPTION	CURRENT READ	–	PREVIOUS READ	=	TOTAL USED
96118402	SMALL	620		455		165 HCF
96118402	LARGE	10253		10162		91 HCF
		ESTIMATED				

Tier 1 Water	256 HCF x $5.60867/HCF	1,435.82
Subtotal Water Charges		**$1,435.82**

Total Water Charges $ 1,435.82

Your Water Usage by Tier



Usage is billed at different rates, depending on how much you use. The graph shows how your water usage relates to these tiers, and the rate you paid in each tier. For more, visit www.ladwp.com/res_water

January - June 2017 Biannual Notice of Change in LADWP WATER RATES

enero - junio 2017 Aviso bianual de cambio a las TARIFAS DE AGUA DE LADWP

This notice is to inform you of the expected biannual water rate adjustments authorized by the Water Rate Ordinance for the City of Los Angeles that reflect the cost of buying water from the Metropolitan Water District (MWD) and executing other water projects and programs. These factors will become effective January 1, 2017. Individual rate adjustments will be an increase or decrease, as shown below. More information about LADWP's water rates can be found on the Department website at www.ladwp.com/waterrates.

Este aviso es para informarle del ajuste bianual a las tarifas de agua autorizados por la Ordenanza de la Tarifa de Agua de la Ciudad de Los Angeles que reflejan el costo de comprar agua del Metropolitan Water District (MWD) y para otros proyectos y programas de agua. Estos factores tomaran vigencia a partir del 1º de enero, 2017. Ajustes de tarifa individuales aumentarán o disminuirán en la muestra a continuación. una reduccion, como demostrado debajo. Más información sobre las tarifas de agua de LADWP está disponible en el sitio Web del departamento: www.ladwp.com/waterrates.

The factors below are per Hundred Cubic Feet (HCF) of water used.
One HCF equals 748 gallons.

Las tarifas debajo son por unidades de cien pies cúbicos (HCF, por sus siglas en inglés) de agua usada. Un HCF es igual a 748 galones.

Water Rate Adjustment Factors	Factores de Ajustes de Tarifas de Agua	Jul - Dec 2016 jul - dic 2016	Increase (Decrease) from Previous Quarter Aumento (Reducir) del Trimestre Previo	Jan - Jun 2017 ene - jun 2017
Water Supply Cost Adjustment Factor Tier 1	Ajuste al Costo de Suministro de Agua Nivel 1	$ 1.051	$ 0.474	$ 1.525
Water Supply Cost Adjustment Factor Tier 2	Ajuste al Costo de Suministro de Agua Nivel 2	$ 2.756	$ 0.218	$ 2.974
Water Supply Cost Adjustment Factor Tier 3	Ajuste al Costo de Suministro de Agua Nivel 3	$ 2.891	$ 0.202	$ 3.093
Water Supply Cost Adjustment Factor Tier 4	Ajuste al Costo de Suministro de Agua Nivel 4	$ 2.891	$ 0.202	$ 3.093
Water Quality Improvement	Mejoras de Calidad de Agua	$ 0.895	$ 0.481	$ 1.376
Owens Valley Regulatory	Regulador de Owens Valley	$ 0.192	$ 0.105	$ 0.297
Water Infrastructure	Infraestructura de Agua	$ 0.351	$ 0.000	$ 0.351
Base Rate Revenue Target Adjustment Factor	Ajuste de Objetivo Básico de Ingresos			
Schedule A	Calendario A	$ 0.117	$ 0.118	$ 0.235
Schedule B	Calendario B	$ 0.117	$ 0.222	$ 0.339
Schedule Other	Calendario Otro	$ 0.117	($ 0.012)	$ 0.105
Low-Income Subsidy	Subsidio para Clientes de Bajos Recursos	$ 0.135	$ 0.000	$ 0.135
Water Expense Stabilization	Estabilización del Costo de Agua	$ 0.079	$ 0.102	$ 0.181

For the year beginning January 1, 2017 and ending December 31, 2017, Outside City Surcharge will be $0.000, a decrease of $0.441 from the January 2016 - December 2016 surcharge of $0.441.

Para el año empezando el 1 de enero de 2017 y terminando el 31 de diciembre, de Recargo Fuera de la Ciudad será $0.000, una reducción de $0.441 del recargo de enero 2016 a diciembre 2016 de $0.441

LA Environment SANITATION

www.lacitysan.org 1-800-773-2489
Hours of operation - 24/7

DEFINITIONS

Low Income Sewer Surcharge - an amount charged to each customer to help cover the costs of providing sewer service subsidies to low income customers, required by state and federal law.

Sewer Service Charge - (SSC) a charge for use of the sewer system, to cover the costs of constructing and maintaining wastewater facilities such as sewers and sewage treatment plants, and for treating sewage.

Sewer Charges

SA # : 7939100927

BILLING PERIOD	DAYS	SEWER RATE SCHEDULE
12/27/16 - 1/26/17	30	Sewer Service Charge - Multi Dwell and Commercial

Sewer Service Charge*	176.64000 HCF x $4.51/HCF	796.65
Sewer Service Low Income Surcharge*		4.85
Total Sewer Charges		**$ 801.50**

**Your Sewer Service Charge is calculated on 69% of your water consumption*

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Los Angeles Department of Water & Power

www.ladwp.com

BILL DATE	DATE DUE
Feb 3, 2017	Feb 22, 2017
ACCOUNT NUMBER	**AMOUNT DUE**
893 910 0000	$ 25,108.77

CUSTOMER SERVICE – 7:00 am - 6:00 pm
1-800-499-8840

RANCHO COLD STORAGE INC, 670 MESQUIT ST, LOS ANGELES, CA 90021

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IN PERSON
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Account Summary

Previous Account Balance		$ 0.0(
Payment Received	*No payment received*	- .0(
New Charges		+ 25,108.77
Total Amount Due		**$ 25,108.77**

Summary of New Charges

Details on following pages.

Los Angeles Department of Water and Power Charges		
800-499-8840	Electric Charges 1/1/17 - 2/1/17	$25,108.77
	Total LADWP Charges	**$ 25,108.77**

Total New Charges $ 25,108.77

PLEASE KEEP THIS PORTION FOR YOUR RECORDS. IF PAYING IN PERSON, BRING ENTIRE BILL TO CUSTOMER SERVICE CENTER.

ither Important Phone Numbers

EARING OR SPEECH-IMPAIRED - TTY
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ITY OF LOS ANGELES UTILITY TAX
-800-215-6277

Correspondence Addresses

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LOS ANGELES DEPT OF WATER & POWER
PO Box 515407
Los Angeles,CA 90051-6707

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Los Angeles Department of Water & Power
www.ladwp.com 1-800-499-8840
Hours of operation - 7 am to 6 pm

DEFINITIONS

CRPSEA – (Capped Renewable Portfolio Standard Energy Adjustment) a charge reflecting the costs associated with RPS Operations and Maintenance, RPS debt service, and Energy Efficiency Programs.

ECA – (Energy Cost Adjustment) an adjustment that reflects the variations of fuel, energy and other associated costs.

ESA – (Electric Subsidy Adjustment) a charge reflecting the costs of subsidies including senior, disabled, low income, traffic control lighting, and enterprise zone.

IRCA – (Incremental Reliability Cost Adjustment) a charge reflecting Operations and Maintenance and debt service related to Power Reliability Program cost and legacy RCA under-collection.

kWh – (kilo-watt-hour) the units in which electric usage is measured. One kWh equals 1000 watts of electricity used for one hour.

RCA – (Reliability Cost Adjustment) a charge reflecting the costs to support additional capital investments needed to improve reliability in areas of power distribution, transmission and generation infrastructure.

VEA – (Variable Energy Adjustment) a charge reflecting the costs of fuel, non-RPS power purchase agreements, non-RPS economy purchases, legacy ECAF under-collection, and base rate decoupling from energy efficiency impact.

VRPSEA – (Variable Renewable Portfolio Standard Energy Adjustment) a charge reflecting the costs of RPS market purchases and RPS costs above and beyond any Operations and Maintenance and debt service payments.

Electric Charges

SA # : 8939100325

BILLING PERIOD 1/1/17 - 2/1/17

DAYS 32

RATE SCHEDULE
Initial Version

Service Charge	150.00
Facility Charge	2,305.08
Energy High-Peak	805.29
Energy Low-Peak	2,282.74
Energy Base	5,649.58
Reactive High-Peak	103.41
Reactive Low-Peak	298.44
Reactive Base	506.92
ECA	13,469.10
ESA	232.53
RCA	485.28
VEA	-1,619.14
CRPSEA	1,051.02
VRPSEA	2,317.44
IRCA	891.19
Special XCD/XRT Discount	-6,671.00
City of Los Angeles Utility Tax	2,782.24
State Energy Surcharge	68.65
Total Electric Charges	**$ 25,108.77**

***Green Power for a Green LA**--LADWP's Green Power program replaces electricity from polluting power plants with energy generated from renewable resources. To learn more and sign up visit www.ladwp.com/greenpower*

Electric Definitions

Demand Charge – a charge related to maximum power measured in kilowatts (kW). It is the highest kW as measured by the meter over a continuous 15 minute interval during the billing period.

Facilities Charge – a charge to recover the cost of transformer and line capacity used in meeting customer's maximum demand as recorded in the last twelve months.

kVarh – (kilo-var-hour) the units in which electric reactive energy usage is measured. One kVarh equals 1000 volt-ampere reactive energy use for one hour.

Minimum Charge – an amount charged if your usage falls below a certain minimum level to cover costs for services provided such as meter reading, billing, postage, etc. when a service charge is not applicable.

Power Factor – the ratio of real Energy (kWh) to reactive energy (kVarh) for a given time period. The Maximum value is 1.0.

Rate Schedule – rates, based on type of use, approved by the Board of Water and Power Commissioners and adopted by the City Council. For a list, visit www.ladwp.com.

RPS – Renewable Portfolio Standard program to increase the use of energy from photovoltaics, wind, biomass, and other renewable sources.

Service Charge – a charge for services provided such as meter reading, billing, postage, etc.

Time-of-Use – Time-of-Use rates are based on the time of day that you use electricity. During the Base hours, when customer use is low, your price will be lower than the standard rate. Prices during Low Peak hours are slightly higher than standard rate. In High Peak hours, the cost to supply energy is the highest, and it will cost more than the standard rate.

Los Angeles Department of Water & Power

www.ladwp.com

BILL DATE	DATE DUE	Page
Mar 2, 2017	Mar 21, 2017	
ACCOUNT NUMBER	**AMOUNT DUE**	
793 910 0000	$ 2,813.62	

CUSTOMER SERVICE – 7:00 am - 6:00 pm
1-800-499-8840

RANCHO COLD STORAGE INC, 668 MESQUIT ST, LOS ANGELES, CA 90021

This bill corrects a previous bill and contains your new charges. Previous charges were cancelled and then rebilled correctly. Details on the following pages.

Paying Your Bill

AUTOMATIC PAYMENT
Automatically pay from your checking or savings by logging in at *www.ladwp.com/combillpay*

ONLINE
Pay from your checking or savings any time by logging in at *www.ladwp.com/myaccount*

BY PHONE
Pay from your checking or savings any time by calling 1-877-MYPAYDWP (1-877-697-2939)

BY MAIL
Place your payment stub and your check or money order in the envelope provided with the bill.

IN PERSON
Pay at any Customer Service Center. Locations are listed on the back of your payment stub and at *www.ladwp.com/servicecenters*

Account Summary

Previous Account Balance		$ 2,237.32
Payment Received 2/13/17	*Thank you*	-2,237.32
Corrections *(see details on page 3)*		-$2,237.32
New Charges		+ 5,050.94
	Total Amount Due	**$ 2,813.62**

Summary of New Charges

Details on following pages.

Los Angeles Department of Water and Power Charges

800-499-8840

Water Charges	12/27/16 - 2/24/17	573 HCF	$3,256.96
		Total LADWP Charges	**$ 3,256.96**

LADWP provides billing services for the Bureau of Sanitation. All money collected for the services listed in the City of Los Angeles Bureau of Sanitation Charges section is forwarded to them.

City of Los Angeles Bureau of Sanitation Charges

800-773-2489

Sewer Charges	12/27/16 - 2/24/17		$1,793.98
		Total Sanitation Charges	**$ 1,793.98**

Total New Charges $ 5,050.94

PLEASE KEEP THIS PORTION FOR YOUR RECORDS. IF PAYING IN PERSON, BRING ENTIRE BILL TO CUSTOMER SERVICE CENTER

ner Important Phone Numbers

ARING OR SPEECH-IMPAIRED - TTY
300-HEAR-DWP(432-7397)

Y OF LOS ANGELES UTILITY TAX
300-215-6277

orrespondence Addresses

lease do not send correspondence ith your payment. It may be delayed r lost.

OS ANGELES DEPT OF WATER & POWER
'O Box 515407
.os Angeles,CA 90051-6707

Customer Service and Payment Information

WHEN TO PAY YOUR BILL

Your bill is due and payable on presentation and shall become delinquent nineteen days after the date of presentation. The payment due on your bill applies to the current charges only and does not extend the due date on any unpaid previous balance. Current City of Los Angeles policy provides for notification ten (10) days prior to discontinuance of service for nonpayment.

LATE PAYMENT CHARGE

A Late Payment Charge amounting to an 18% annual rate, computed on a daily basis, may be assessed on electric and water balances that are not paid by the due date. The charge is made for each day of the billing period shown on the current bill. Service may be discontinued for nonpayment.

IF YOU QUESTION YOUR LADWP CHARGES

Please contact a representative by calling the Customer Service Telephone Number or by going into any of the Department of Water and Power Customer Service Centers listed on the back of your payment stub or email us using our Customer Service form at www.ladwp.com/contactus. After receiving an explanation, you may ask for more information from a supervisor. If you still disagree with the charges, you have a right to a management-level review. To ask for a management-level review, send a written request to: LADWP Customer Relations Office, P.O. Box 51111, Los Angeles, CA 90051-0100. You must pay the undisputed portion of the bill within 7 days of the request for a management-level review. Your account will be reviewed and you will be informed of the result.

ELECTRONIC CHECK CONVERSION

Your payment may be processed as a check transaction or a one-time electronic fund transfer, which means funds may be withdrawn the same day as payment, and you will not receive your check back from your bank. For more information on electronic fund transfers and fees for insufficient funds, please see *www.ladwp.com/checkconversion*.

Corrections *(See details below)*

	CORRECTION DESCRIPTION	BILLING PERIOD CORRECTED	CANCELLED AMOUNT	CORRECTED AMOUNT	NET DIFFERENCE
1	Sewer Service Charges - Previous Estimated Read	12/27/16 - 1/26/17	$801.50	$0.00	-$801.50
2	Water Service Charges - Previous Estimated Read	12/27/16 - 1/26/17	$1,435.82	$0.00	-$1,435.82

Total Corrections -$2,237.32

New Charges

Los Angeles Department of Water & Power

www.ladwp.com 1-800-499-8840

Hours of operation - 7 am to 6 pm

DEFINITIONS

HCF – (Hundred Cubic Feet) the units in which water usage is measured. One HCF equals 748 gallons.

Rate Schedule – rates, based on type of use, approved by the Board of Water and Power Commissioners and adopted by the City Council. For a list, visit www.ladwp.com

Tier (Commercial) – One of two usage ranges used in a pricing method that provides an incentive to conserve water. The first usage range (Winter Tier 1 allotment) is based on average consumption for the preceding Dec. - Mar. Any usage over the Tier 1 allotment is billed at a higher rate (Tier 2). During the High Season months (June 1 - Sept. 30), Tier 1 allotment shall be 105% of Winter Tier 1 allotment. Shortage year water rates no longer apply.

Water Charges

BILLING PERIOD 12/27/16 - 2/24/17 **DAYS** 59

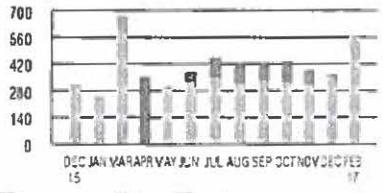
RATE SCHEDULE
Water Schedule C - Comm, Ind, Govt and Temp Service

NEXT SCHEDULED READ DATE
3/27/17

SERVES
668--70

SA # : 7939100928

USAGE HISTORY *(Total HCF)*



*Tier usage detail unavailable due to rate changes in effect

	Prev Yr	Feb 17
Total HCF used	256	573
Average daily gallons	6383	7264
Days in billing period	30	59
Your average daily cost of water		$55.20
Your average cost per gallon of water		$0.01

1 Hundred Cubic Feet (HCF) = 748 Gallons

METER NUMBER	DESCRIPTION	CURRENT READ	-	PREVIOUS READ	=	TOTAL USED
96118402	SMALL	804		455		349 HCF
96118402	LARGE	10386		10162		224 HCF

Tier 1 Water	573 HCF x $5.68405/HCF	3,256.96
Subtotal Water Charges		**$3,256.96**

Total Water Charges $ 3,256.96

January - June 2017 Biannual Notice of Change in

LADWP WATER RATES

enero - junio 2017 Aviso bianual de cambio a las

TARIFAS DE AGUA DE LADWP

This notice is to inform you of the expected biannual water rate adjustments authorized by the Water Rate Ordinance for the City of Los Angeles that reflect the cost of buying water from the Metropolitan Water District (MWD) and executing other water projects and programs. These factors will become effective January 1, 2017. Individual rate adjustments will be an increase or decrease, as shown below. More information about LADWP's water rates can be found on the Department website at www.ladwp.com/waterrates.

Este aviso es para informarle del ajuste bianual a las tarifas de agua autorizados por la Ordenanza de la Tarifa de Agua de la Ciudad de Los Angeles que reflejan el costo de comprar agua del Metropolitan Water District (MWD) y para otros proyectos y programas de agua. Estos factores tomaran vigencia a partir del 1º de enero, 2017. Ajustes de tarifa individuales aumentarán o disminuirán en la muestra a continuación. una reduccion, como demostrado debajo. Más información sobre las tarifas de agua de LADWP está disponible en el sitio Web del departamento: www.ladwp.com/waterrates.

The factors below are per Hundred Cubic Feet (HCF) of water used.
One HCF equals 748 gallons.

Las tarifas debajo son por unidades de cien pies cúbicos (HCF, por sus siglas en inglés) de agua usada. Un HCF es igual a 748 galones.

Water Rate Adjustment Factors	Factores de Ajustes de Tarifas de Agua	Jul - Dec 2016 jul - dic 2016	Increase (Decrease) from Previous Quarter Aumento (Reducir) del Trimestre Previo	Jan - Jun 2017 ene - jun 2017
Water Supply Cost Adjustment Factor Tier 1	Ajuste al Costo de Suministro de Agua Nivel 1	$ 1.051	$ 0.474	$ 1.525
Water Supply Cost Adjustment Factor Tier 2	Ajuste al Costo de Suministro de Agua Nivel 2	$ 2.756	$ 0.218	$ 2.974
Water Supply Cost Adjustment Factor Tier 3	Ajuste al Costo de Suministro de Agua Nivel 3	$ 2.891	$ 0.202	$ 3.093
Water Supply Cost Adjustment Factor Tier 4	Ajuste al Costo de Suministro de Agua Nivel 4	$ 2.891	$ 0.202	$ 3.093
Water Quality Improvement	Mejoras de Calidad de Agua	$ 0.895	$ 0.481	$ 1.376
Owens Valley Regulatory	Regulador de Owens Valley	$ 0.192	$ 0.105	$ 0.297
Water Infrastructure	Infraestructura de Agua	$ 0.351	$ 0.000	$ 0.351
Base Rate Revenue Target Adjustment Factor	Ajuste de Objetivo Básico de Ingresos			
Schedule A	Calendario A	$ 0.117	$ 0.118	$ 0.235
Schedule B	Calendario B	$ 0.117	$ 0.222	$ 0.339
Schedule Other	Calendario Otro	$ 0.117	($ 0.012)	$ 0.105
Low-Income Subsidy	Subsidio para Clientes de Bajos Recursos	$ 0.135	$ 0.000	$ 0.135
Water Expense Stabilization	Estabilización del Costo de Agua	$ 0.079	$ 0.102	$ 0.181

For the year beginning January 1, 2017 and ending December 31, 2017, Outside City Surcharge will be $0.000, a decrease of $0.441 from the January 2016 - December 2016 surcharge of $0.441.

Para el año empezando el 1 de enero de 2017 y terminando el 31 de diciembre, de Recargo Fuera de la Ciudad será $0.000, una reducción de $0.441 del recargo de enero 2016 a diciembre 2016 de $0.441

LA SANITATION

www.lacitysan.org 1-800-773-2489
Hours of operation - 24/7

DEFINITIONS

Low Income Sewer Surcharge - an amount charged to each customer to help cover the costs of providing sewer service subsidies to low income customers, required by state and federal law

Sewer Service Charge - (SSC) a charge for use of the sewer system, to cover the costs of constructing and maintaining wastewater facilities such as sewers and sewage treatment plants, and for treating sewage.

Sewer Charges

SA # : 7939100927

BILLING PERIOD	DAYS	SEWER RATE SCHEDULE
12/27/16 - 2/24/17	59	Sewer Service Charge - Multi Dwell and Commercial

Sewer Service Charge - 59 days*	395.37000 HCF x $4.51/HCF	1,783.12
Sewer Service Low Income Surcharge*		10.86
Total Sewer Charges		**$ 1,793.98**

**Your Sewer Service Charge is calculated on 69% of your water consumption*

PRINTED ON RECYCLED PAPER

Los Angeles Department of Water & Power

www.ladwp.com

BILL DATE	DATE DUE
Mar 7, 2017	Mar 27, 2017
ACCOUNT NUMBER	**AMOUNT DUE**
893 910 0000	$ 23,024.11

CUSTOMER SERVICE – 7:00 am - 6:00 pm
1-800-499-8840

RANCHO COLD STORAGE INC, 670 MESQUIT ST, LOS ANGELES, CA 90021

Paying Your Bill

AUTOMATIC PAYMENT
Automatically pay from your checking or savings by logging in at *www.ladwp.com/combillpay*

ONLINE
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BY PHONE
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BY MAIL
Place your payment stub and your check or money order in the envelope provided with the bill.

IN PERSON
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Account Summary

Previous Account Balance		$ 0.00
Payment Received	*No payment received*	- .00
New Charges		+ 23,024.11
	Total Amount Due	**$ 23,024.11**

Summary of New Charges

Details on following pages.

Los Angeles Department of Water and Power Charges		
Electric Charges 2/1/17 - 3/1/17		$23,024.11
	Total LADWP Charges	**$ 23,024.11**

800-499-8840

Total New Charges $ 23,024.11

PLEASE KEEP THIS PORTION FOR YOUR RECORDS. IF PAYING IN PERSON, BRING ENTIRE BILL TO CUSTOMER SERVICE CENTER

Other Important Phone Numbers

HEARING OR SPEECH-IMPAIRED - TTY
1-800-HEAR-DWP(432-7397)

CITY OF LOS ANGELES UTILITY TAX
1-800-215-6277

Correspondence Addresses

Please do not send correspondence with your payment. It may be delayed or lost.

LOS ANGELES DEPT OF WATER & POWER
PO Box 515407
Los Angeles,CA 90051-6707

Customer Service and Payment Information

WHEN TO PAY YOUR BILL

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LATE PAYMENT CHARGE

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IF YOU QUESTION YOUR LADWP CHARGES

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Los Angeles Department of Water & Power
www.ladwp.com 1-800-499-8840
Hours of operation - 7 am to 6 pm

DEFINITIONS

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Electric Charges

SA # : 8939100325

BILLING PERIOD 2/1/17 - 3/1/17
DAYS 29

RATE SCHEDULE
Initial Version

Service Charge	150.00
Facility Charge	2,305.08
Energy High-Peak	728.49
Energy Low-Peak	2,077.08
Energy Base	5,107.79
Reactive High-Peak	93.43
Reactive Low-Peak	270.36
Reactive Base	460.78
ECA	12,193.26
ESA	232.53
RCA	485.28
VEA	-1,465.76
CRPSEA	951.46
VRPSEA	2,097.93
IRCA	840.29
Special XCD/XRT Discount	-6,117.36
City of Los Angeles Utility Tax	2,551.33
State Energy Surcharge	62.14
Total Electric Charges	**$ 23,024.11**

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Electric Definitions

Demand Charge – a charge related to maximum power measured in kilowatts (kW). It is the highest kW as measured by the meter over a continuous 15 minute interval during the billing period.

Facilities Charge – a charge to recover the cost of transformer and line capacity used in meeting customer's maximum demand as recorded in the last twelve months

kVarh – (kilo-var-hour) the units in which electric reactive energy usage is measured. One kVarh equals 1000 volt-ampere reactive energy use for one hour.

Minimum Charge – an amount charged if your usage falls below a certain minimum level to cover costs for services provided such as meter reading, billing, postage, etc. when a service charge is not applicable.

Power Factor – the ratio of real Energy (kWh) to reactive energy (kVarh) for a given time period. The Maximum value is 1.0

Rate Schedule – rates, based on type of use, approved by the Board of Water and Power Commissioners and adopted by the City Council. For a list, visit www.ladwp.com

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Time-of-Use – Time-of-Use rates are based on the time of day that you use electricity. During the Base hours, when customer use is low, your price will be lower than the standard rate. Prices during Low Peak hours are slightly higher than standard rate. In High Peak hours, the cost to supply energy is the highest, and it will cost more than the standard rate.

Los Angeles Department of Water & Power

www.ladwp.com

BILL DATE	DATE DUE
Mar 30, 2017	Apr 18, 2017
ACCOUNT NUMBER	**AMOUNT DUE**
793 910 0000	$ 3,307.23

CUSTOMER SERVICE – 7:00 am - 6:00 pm
1-800-499-8840

RANCHO COLD STORAGE INC, 668 MESQUIT ST, LOS ANGELES, CA 90021

Paying Your Bill

AUTOMATIC PAYMENT
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ONLINE
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BY PHONE
Pay from your checking or savings any time by calling 1-877-MYPAYDWP (1-877-697-2939)

BY MAIL
Place your payment stub and your check or money order in the envelope provided with the bill.

IN PERSON
Pay at any Customer Service Center. Locations are listed on the back of your payment stub and at *www.ladwp.com/servicecenters*

Account Summary

Previous Account Balance		$ 2,813.62
Payment Received 3/14/17	*Thank you*	-2,813.62
New Charges		+ 3,307.23
	Total Amount Due	**$ 3,307.23**

Summary of New Charges

Details on following pages

Los Angeles Department of Water and Power Charges

800-499-8840

Water Charges	2/24/17 - 3/27/17	360 HCF	$2,180.13
		Total LADWP Charges	**$ 2,180.13**

LADWP provides billing services for the Bureau of Sanitation. All money collected for the services listed in the City of Los Angeles Bureau of Sanitation Charges section is forwarded to them.

City of Los Angeles Bureau of Sanitation Charges

800-773-2489

Sewer Charges	2/24/17 - 3/27/17		$1,127.10
		Total Sanitation Charges	**$ 1,127.10**

Total New Charges $ 3,307.23

PLEASE KEEP THIS PORTION FOR YOUR RECORDS. IF PAYING IN PERSON, BRING ENTIRE BILL TO CUSTOMER SERVICE CENTER.

Los Angeles Department of Water & Power
www.ladwp.com 1-800-499-8840
Hours of operation - 7 am to 6 pm

DEFINITIONS

HCF – (Hundred Cubic Feet) the units in which water usage is measured One HCF equals 748 gallons.

Rate Schedule – rates, based on type of use, approved by the Board of Water and Power Commissioners and adopted by the City Council. For a list, visit www.ladwp.com

Tier (Commercial) – One of two usage ranges used in a pricing method that provides an incentive to conserve water. The first usage range (Winter Tier 1 allotment) is based on average consumption for the preceding Dec. - Mar. Any usage over the Tier 1 allotment is billed at a higher rate (Tier 2). During the High Season months (June 1 - Sept. 30), Tier 1 allotment shall be 105% of Winter Tier 1 allotment. Shortage year water rates no longer apply.

Water Charges

SA # : 7939100928

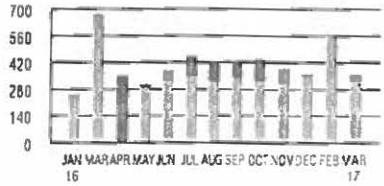
BILLING PERIOD 2/24/17 - 3/27/17
DAYS 31

RATE SCHEDULE
Water Schedule C - Comm, Ind, Govt and Temp Service

NEXT SCHEDULED READ DATE
4/25/17

SERVES
668--70

USAGE HISTORY *(Total HCF)*



*Tier usage detail unavailable due to rate changes in effect

	Prev Yr	Mar 17
Total HCF used	674	360
Average daily gallons	8692	8686
Days in billing period	58	31
Your average daily cost of water		$70.33
Your average cost per gallon of water		$0.01

1 Hundred Cubic Feet (HCF) = 748 Gallons

METER NUMBER	DESCRIPTION	CURRENT READ	–	PREVIOUS READ	=	TOTAL USED
96118402	SMALL	1008		804		204 HCF
96118402	LARGE	10542 *ESTIMATED*		10386		156 HCF

Tier 1 Water	324.12236 HCF x $5.76202/HCF	1,867.60
Tier 2 Water	35.87764 HCF x $8.711/HCF	312.53
Subtotal Water Charges		**$2,180.13**

Total Water Charges $ 2,180.13

Your Water Usage by Tier

Tier 1 Water Allotment $5.76202/HCF	Tier 2 $8.711/HCF
324.12 HCF	More than 324.12 HCF

Usage is billed at different rates, depending on how much you use. The graph shows how your water usage relates to these tiers, and the rate you paid in each tier. For more, visit www.ladwp.com/res_water

July - December 2017 Biannual Notice of Change in LADWP WATER RATES

Julio - diciembre 2017 Aviso bianual de cambio a las TARIFAS DE AGUA DE LADWP

This notice is to inform you of the expected biannual water rate adjustments authorized by the Water Rate Ordinance for the City of Los Angeles that reflect the cost of buying water from the Metropolitan Water District (MWD) and executing other water projects and programs. These factors will become effective July 1, 2017. Individual rate adjustments will be an increase or decrease, as shown below. More information about LADWP's water rates can be found on the Department website at www.ladwp.com/waterrates.

Este aviso es para informarle del ajuste bianual a las tarifas de agua autorizados por la Ordenanza de la Tarifa de Agua de la Ciudad de Los Angeles que reflejan el costo de comprar agua del Metropolitan Water District (MWD) y para otros proyectos y programas de agua. Estos factores tomaran vigencia a partir del 1º de julio, 2017. Ajustes de tarifa individuales aumentarán o disminuirán en la muestra a continuación. una reduccion, como demostrado debajo. Más información sobre las tarifas de agua de LADWP está disponible en el sitio Web del departamento: www.ladwp.com/waterrates.

The factors below are per Hundred Cubic Feet (HCF) of water used.
One HCF equals 748 gallons.

Las tarifas debajo son por unidades de cien pies cúbicos (HCF, por sus siglas en inglés) de agua usada. Un HCF es igual a 748 galones.

Water Rate Adjustment Factors	Factores de Ajustes de Tarifas de Agua	Jan - Jun 2017 ene - jun 2017	Increase (Decrease) from Previous Quarter Aumento (Reducir) del Trimestre Previo	Jul - Dec 2017 jul - dic 2017
Water Supply Cost Adjustment Factor Tier 1	Ajuste al Costo de Suministro de Agua Nivel 1	$ 1.525	($ 0.404)	$ 1.121
Water Supply Cost Adjustment Factor Tier 2	Ajuste al Costo de Suministro de Agua Nivel 2	$ 2.974	($ 0.223)	$ 2.751
Water Supply Cost Adjustment Factor Tier 3	Ajuste al Costo de Suministro de Agua Nivel 3	$ 3.093	$ 1.168	$ 4.261
Water Supply Cost Adjustment Factor Tier 4	Ajuste al Costo de Suministro de Agua Nivel 4	$ 3.093	$ 1.267	$ 4.360
Water Quality Improvement	Mejoras de Calidad de Agua	$ 1.376	($ 0.106)	$ 1.270
Owens Valley Regulatory	Regulador de Owens Valley	$ 0.297	($ 0.024)	$ 0.273
Water Infrastructure	Infraestructura de Agua	$ 0.351	$ 0.121	$ 0.472
Base Rate Revenue Target Adjustment Factor	Ajuste de Objetivo Básico de Ingresos			
Schedule A	Calendario A	$ 0.235	$ 0.000	$ 0.235
Schedule B	Calendario B	$ 0.339	$ 0.000	$ 0.339
Schedule Other	Calendario Otro	$ 0.105	$ 0.000	$ 0.105
Low-Income Subsidy	Subsidio para Clientes de Bajos Recursos	$ 0.135	($ 0.015)	$ 0.120
Water Expense Stabilization	Estabilización del Costo de Agua	$ 0.181	$ 0.000	$ 0.181

For the year beginning January 1, 2017 and ending December 31, 2017, Outside City Surcharge will be $0.000, a decrease of $0.441 from the January 2016 - December 2016 surcharge of $0.441.

Para el año empezando el 1 de enero de 2017 y terminando el 31 de diciembre, de Recargo Fuera de la Ciudad será $0.000, una reducción de $0.441 del recargo de enero 2016 a diciembre 2016 de $0.441

Environment SANITATION

ww.lacitysan.org 1-800-773-2489
urs of operation - 24/7

FINITIONS

v Income Sewer Surcharge - an amount charged ach customer to help cover the costs of providing er service subsidies to low income customers, ired by state and federal law.

ver Service Charge - (SSC) a charge for use of sewer system to cover the costs of constructing maintaining wastewater facilities such as sewers sewage treatment plants, and for treating sewage.

Sewer Charges

SA # : 7939100927

BILLING PERIOD	DAYS	SEWER RATE SCHEDULE
2/24/17 - 3/27/17	31	Sewer Service Charge - Multi Dwell and Commercial

Sewer Service Charge*	248.40000 HCF x $4.51/HCF	1,120.28
Sewer Service Low Income Surcharge*		6.82
Total Sewer Charges		**$ 1,127.10**

**Your Sewer Service Charge is calculated on 69% of your water consumption.*

ED ON RECYCLED PAPER

Los Angeles Department of Water & Power

www.ladwp.com

BILL DATE	DATE DUE	Pag
Mar 28, 2017	Apr 17, 2017	
ACCOUNT NUMBER	**AMOUNT DUE**	
551 671 0000	$ 803.73	

CUSTOMER SERVICE – 7:00 am - 6:00 pm
1-800-499-8840

RANCHO COLD STORAGE INC, 685 MESQUIT ST, LOS ANGELES, CA 90021

Paying Your Bill

AUTOMATIC PAYMENT
Automatically pay from your checking or savings by logging in at
www.ladwp.com/combillpay

ONLINE
Pay from your checking or savings any time by logging in at
www.ladwp.com/myaccount

BY PHONE
Pay from your checking or savings any time by calling
1-877-MYPAYDWP (1-877-697-2939)

BY MAIL
Place your payment stub and your check or money order in the envelope provided with the bill.

IN PERSON
Pay at any Customer Service Center. Locations are listed on the back of your payment stub and at
www.ladwp.com/servicecenters

Account Summary

Previous Account Balance		$ 771
Payment Received 3/8/17	*Thank you*	-771
New Charges		+ 803
	Total Amount Due	**$ 803.**

Summary of New Charges

Details on following page

Los Angeles Department of Water and Power Charges

800-499-8840

Electric Charges 2/24/17 - 3/27/17 3,640 kWh	$601.90	
Water Charges 2/24/17 - 3/27/17 9 HCF	$51.87	
Fire Service Charges 2/27/17 - 3/28/17	$111.98	
Total LADWP Charges		**$ 765.75**

LADWP provides billing services for the Bureau of Sanitation. All money collected for the services listed in the City of Los Angeles Bureau of Sanitation Charges section is forwarded to them.

City of Los Angeles Bureau of Sanitation Charges

800-773-2489

Sewer Charges 2/24/17 - 3/27/17	$37.98	
Total Sanitation Charges		**$ 37.98**

Total New Charges $ 803.73

PLEASE KEEP THIS PORTION FOR YOUR RECORDS. IF PAYING IN PERSON, BRING ENTIRE BILL TO CUSTOMER SERVICE CENTER.

ıer Important Phone Numbers

ıRING OR SPEECH-IMPAIRED - TTY
:00-HEAR-DWP(432-7397)

Y OF LOS ANGELES UTILITY TAX
300-215-6277

orrespondence Addresses

lease do not send correspondence ıith your payment. It may be delayed r lost.

OS ANGELES DEPT OF WATER & POWER
'O Box 515407
.os Angeles,CA 90051-6707

Customer Service and Payment Information

WHEN TO PAY YOUR BILL

Your bill is due and payable on presentation and shall become delinquent nineteen days after the date of presentation. The payment due on your bill applies to the current charges only and does not extend the due date on any unpaid previous balance. Current City of Los Angeles policy provides for notification ten (10) days prior to discontinuance of service for nonpayment.

LATE PAYMENT CHARGE

A Late Payment Charge amounting to an 18% annual rate, computed on a daily basis, may be assessed on electric and water balances that are not paid by the due date. The charge is made for each day of the billing period shown on the current bill. Service may be discontinued for nonpayment.

IF YOU QUESTION YOUR LADWP CHARGES

Please contact a representative by calling the Customer Service Telephone Number or by going into any of the Department of Water and Power Customer Service Centers listed on the back of your payment stub or email us using our Customer Service form at www.ladwp.com/contactus. After receiving an explanation, you may ask for more information from a supervisor. If you still disagree with the charges, you have a right to a management-level review. To ask for a management-level review, send a written request to: LADWP Customer Relations Office, P.O. Box 51111, Los Angeles, CA 90051-0100. You must pay the undisputed portion of the bill within 7 days of the request for a management-level review. Your account will be reviewed and you will be informed of the result.

ELECTRONIC CHECK CONVERSION

Your payment may be processed as a check transaction or a one-time electronic fund transfer, which means funds may be withdrawn the same day as payment, and you will not receive your check back from your bank. For more information on electronic fund transfers and fees for insufficient funds, please see *www.ladwp.com/checkconversion*.

Los Angeles Department of Water & Power
www.ladwp.com 1-800-499-8840
Hours of operation - 7 am to 6 pm

DEFINITIONS

CRPSEA – (Capped Renewable Portfolio Standard Energy Adjustment) a charge reflecting the costs associated with RPS Operations and Maintenance, RPS debt service, and Energy Efficiency Programs.

ECA – (Energy Cost Adjustment) an adjustment that reflects the variations of fuel, energy and other associated costs.

ESA – (Electric Subsidy Adjustment) a charge reflecting the costs of subsidies including senior, disabled, low income, traffic control lighting, and enterprise zone.

IRCA – (Incremental Reliability Cost Adjustment) a charge reflecting Operations and Maintenance and debt service related to Power Reliability Program cost and legacy RCA under-collection.

kWh – (kilo-watt-hour) the units in which electric usage is measured. One kWh equals 1000 watts of electricity used for one hour.

RCA – (Reliability Cost Adjustment) a charge reflecting the costs to support additional capital investments needed to improve reliability in areas of power distribution, transmission and generation infrastructure.

VEA – (Variable Energy Adjustment) a charge reflecting the costs of fuel, non-RPS power purchase agreements, non-RPS economy purchases, legacy ECAF under-collection, and base rate decoupling from energy efficiency impact.

VRPSEA – (Variable Renewable Portfolio Standard Energy Adjustment) a charge reflecting the costs of RPS market purchases and RPS costs above and beyond any Operations and Maintenance and debt service payments.

Electric Charges

SA # : 5516710929

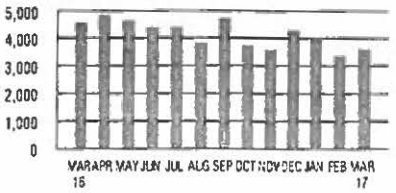
BILLING PERIOD 2/24/17 - 3/27/17
DAYS 31

RATE SCHEDULE
A-1 and A-1 [i] Small General Electric - Rate A Standard Service

NEXT SCHEDULED READ DATE
4/25/17

METER NUMBER
M00019-00060271

USAGE HISTORY *(Total kWh)*



	Prev Yr	Mar 17
Total kWh used	8,840	3,640
Average daily kWh	152	117
Days in billing period	58	31
Your average daily cost of electricity		$19.42
Highest Demand in last 12 months:		11.6 kW

DESCRIPTION	CURRENT READ	–	PREVIOUS READ	x	MULTIPLIER	=	TOTAL USED
Demand kW	0.26				40		10.4 kW
Energy kWh	17880		17789		40		3640 kWh

Service Charge		7.00
Facilities Charge	11.6 kW x $5.36/kW	62.18
ESA	11.6 kW x $0.46/kW	5.34
RCA	11.6 kW x $0.96/kW	11.14
IRCA	11.6 kW x $0.70/kW	8.12
IRCA based on KWH	3,640 kWH x $0.00227/kWH	8.26
Energy Charge Low Season	3,640 kWh x $0.0544/kWh	198.02
ECA	3,640 kWh x $0.0569/kWh	207.12
VEA	3,640 kWh x $-0.00684/kWh	-24.90
CRPSEA	3,640 kWh x $0.00444/kWh	16.16
VRPSEA	3,640 kWh x $0.00979/kWh	35.64
Subtotal Electric Charges		**$534.08**
City of Los Angeles Utility Tax	$534.08 x 12.5%	66.76
State Energy Surcharge	3,640 kWh x $0.00029/kWh	1.06
	Total Electric Charges	**$ 601.90**

Green Power for a Green LA --LADWP's Green Power program replaces electricity from polluting power plants with energy generated from renewable resources. To learn more and sign up visit www.ladwp.com/greenpower

Los Angeles Department of Water & Power
www.ladwp.com 1-800-499-6840
Hours of operation - 7 am to 6 pm

DEFINITIONS

HCF – (Hundred Cubic Feet) the units in which water usage is measured. One HCF equals 748 gallons.

Rate Schedule – rates, based on type of use, approved by the Board of Water and Power Commissioners and adopted by the City Council. For list, visit www.ladwp.com

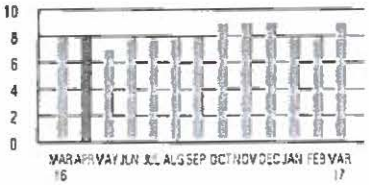
Tier (Commercial) – One of two usage ranges used in a pricing method that provides an incentive to conserve water. The first usage range (Winter Tier 1 allotment) is based on average consumption for the preceding Dec. - Mar. Any usage over the Tier 1 allotment is billed at a higher rate (Tier 2). During the High Season months (June 1 - Sept. 30), Tier 1 allotment shall be 105% of Winter Tier 1 allotment. Shortage year water rates no longer apply.

Water Charges

BILLING PERIOD 2/24/17 - 3/27/17
DAYS 31
RATE SCHEDULE
Water Schedule C - Comm, Ind, Govt and Temp Service
NEXT SCHEDULED READ DATE
4/25/17

SA # : 5516710932

USAGE HISTORY *(Total HCF)*



*Tier usage detail unavailable due to rate changes in effect

	Prev Yr	Mar 17
Total HCF used	8	9
Average daily gallons	206	217
Days in billing period	29	31
Your average daily cost of water		$1.67
Your average cost per gallon of water		$0.01

1 Hundred Cubic Feet (HCF) = 748 Gallons

METER NUMBER		TOTAL
96169603	***UNMETERED ESTIMATED CONSUMPTION***	9 HCF
Tier 1 Water	9 HCF x $5.76333/HCF	51.87
Subtotal Water Charges		**$51.87**
	Total Water Charges	**$ 51.87**

Your Water Usage by Tier

Tier 1 Water Allotment $5.76333/HCF	Tier 2
9 HCF	More than 9 HCF

Usage is billed at different rates, depending on how much you use. The graph shows how your water usage relates to these tiers, and the rate you paid in each tier. For more, visit www.ladwp.com/res_water

July - December 2017 Biannual Notice of Change in LADWP WATER RATES

Julio - diciembre 2017 Aviso bianual de cambio a las TARIFAS DE AGUA DE LADWP

This notice is to inform you of the expected biannual water rate adjustments authorized by the Water Rate Ordinance for the City of Los Angeles that reflect the cost of buying water from the Metropolitan Water District (MWD) and executing other water projects and programs. These factors will become effective July 1, 2017. Individual rate adjustments will be an increase or decrease, as shown below. More information about LADWP's water rates can be found on the Department website at www.ladwp.com/waterrates.

Este aviso es para informarle del ajuste bianual a las tarifas de agua autorizados por la Ordenanza de la Tarifa de Agua de la Ciudad de Los Angeles que reflejan el costo de comprar agua del Metropolitan Water District (MWD) y para otros proyectos y programas de agua. Estos factores tomaran vigencia a partir del 1º de julio, 2017. Ajustes de tarifa individuales aumentarán o disminuirán en la muestra a continuación. una reduccion, como demostrado debajo. Más información sobre las tarifas de agua de LADWP está disponible en el sitio Web del departamento: www.ladwp.com/waterrates.

The factors below are per Hundred Cubic Feet (HCF) of water used.
One HCF equals 748 gallons.

Las tarifas debajo son por unidades de cien pies cúbicos (HCF, por sus siglas en inglés) de agua usada. Un HCF es igual a 748 galones.

Water Rate Adjustment Factors	Factores de Ajustes de Tarifas de Agua	Jan - Jun 2017 ene - jun 2017	Increase (Decrease) from Previous Quarter Aumento (Reducir) del Trimestre Previo	Jul - Dec 2017 jul - dic 2017
Water Supply Cost Adjustment Factor Tier 1	Ajuste al Costo de Suministro de Agua Nivel 1	$ 1.525	($ 0.404)	$ 1.121
Water Supply Cost Adjustment Factor Tier 2	Ajuste al Costo de Suministro de Agua Nivel 2	$ 2.974	($ 0.223)	$ 2.751
Water Supply Cost Adjustment Factor Tier 3	Ajuste al Costo de Suministro de Agua Nivel 3	$ 3.093	$ 1.168	$ 4.261
Water Supply Cost Adjustment Factor Tier 4	Ajuste al Costo de Suministro de Agua Nivel 4	$ 3.093	$ 1.267	$ 4.360
Water Quality Improvement	Mejoras de Calidad de Agua	$ 1.376	($ 0.106)	$ 1.270
Owens Valley Regulatory	Regulador de Owens Valley	$ 0.297	($ 0.024)	$ 0.273
Water Infrastructure	Infraestructura de Agua	$ 0.351	$ 0.121	$ 0.472
Base Rate Revenue Target Adjustment Factor	Ajuste de Objetivo Básico de Ingresos			
Schedule A	Calendario A	$ 0.235	$ 0.000	$ 0.235
Schedule B	Calendario B	$ 0.339	$ 0.000	$ 0.339
Schedule Other	Calendario Otro	$ 0.105	$ 0.000	$ 0.105
Low-Income Subsidy	Subsidio para Clientes de Bajos Recursos	$ 0.135	($ 0.015)	$ 0.120
Water Expense Stabilization	Estabilización del Costo de Agua	$ 0.181	$ 0.000	$ 0.181

For the year beginning January 1, 2017 and ending December 31, 2017, Outside City Surcharge will be $0.000, a decrease of $0.441 from the January 2016 - December 2016 surcharge of $0.441.

Para el año empezando el 1 de enero de 2017 y terminando el 31 de diciembre, de Recargo Fuera de la Ciudad será $0.000, una reducción de $0.441 del recargo de enero 2016 a diciembre 2016 de $0.441

Los Angeles Department of Water & Power
www.ladwp.com 1-800-499-8840
Hours of operation - 7 am to 6 pm

Fire Service Charges

SA # : 5516710931

BILLING PERIOD	DAYS	RATE SCHEDULE
2/27/17 - 3/28/17	29	Water Schedule E - Private Fire Service

SERVES
6" FIRE SERVICE

METER NUMBER	CURRENT READ	–	PREVIOUS READ	=	TOTAL USED
03987680-1032788	0		0		0 HCF

Service Availability Charge	111.98
Subtotal Water Charges	$111.98
Total Fire Service Charges	**$ 111.98**

There are no Sewer Service Charges on Fire Service

environment LA SANITATION
CITY OF LOS ANGELES

www.lacitysan.org 1-800-773-2489
Hours of operation - 24/7

DEFINITIONS

Low Income Sewer Surcharge - an amount charged to each customer to help cover the costs of providing sewer service subsidies to low income customers, required by state and federal law.

Sewer Service Charge - (SSC) a charge for use of the sewer system, to cover the costs of constructing and maintaining wastewater facilities such as sewers and sewage treatment plants, and for treating sewage.

Sewer Charges

SA # : 5516710930

BILLING PERIOD	DAYS	SEWER RATE SCHEDULE
2/24/17 - 3/27/17	31	Sewer Service Charge - Multi Dwell and Commercial

Sewer Service Charge*	8.37000 HCF x $4.51/HCF	37.75
Sewer Service Low Income Surcharge*		0.23
Total Sewer Charges		**$ 37.98**

**Your Sewer Service Charge is calculated on 93% of your water consumption.*

Electric Definitions

Demand Charge – a charge related to maximum power measured in kilowatts (kW). It is the highest kW as measured by the meter over a continuous 15 minute interval during the billing period.

Facilities Charge – a charge to recover the cost of transformer and line capacity used in meeting customer's maximum demand as recorded in the last twelve months.

kVarh – (kilo-var-hour) the units in which electric reactive energy usage is measured. One kVarh equals 1000 volt-ampere reactive energy use for one hour.

Minimum Charge – an amount charged if your usage falls below a certain minimum level to cover costs for services provided such as meter reading, billing, postage, etc. when a service charge is not applicable.

Power Factor – the ratio of real Energy (kWh) to reactive energy (kVarh) for a given time period. The Maximum value is 1.0

Rate Schedule – rates, based on type of use, approved by the Board of Water and Power Commissioners and adopted by the City Council. For a list, visit www.ladwp.com

RPS – Renewable Portfolio Standard program to increase the use of energy from photovoltaics, wind, biomass, and other renewable sources.

Service Charge – a charge for services provided such as meter reading, billing, postage, etc.

Time-of-Use – Time-of-Use rates are based on the time of day that you use electricity. During the Base hours, when customer use is low, your price will be lower than the standard rate. Prices during Low Peak hours are slightly higher than standard rate. In High Peak hours, the cost to supply energy is the highest, and it will cost more than the standard rate.

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Los Angeles Department of Water & Power

www.ladwp.com

BILL DATE	DATE DUE	Page
Mar 28, 2017	Apr 17, 2017	
ACCOUNT NUMBER	**AMOUNT DUE**	
693 910 0000	$ 4,623.33	

CUSTOMER SERVICE – 7:00 am - 6:00 pm
1-800-499-8840

RANCHO COLD STORAGE INC, 658 MESQUIT ST, LOS ANGELES, CA 90021

Paying Your Bill

AUTOMATIC PAYMENT
Automatically pay from your checking or savings by logging in at *www.ladwp.com/combillpay*

ONLINE
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BY MAIL
Place your payment stub and your check or money order in the envelope provided with the bill.

IN PERSON
Pay at any Customer Service Center. Locations are listed on the back of your payment stub and at *www.ladwp.com/servicecenters*

Account Summary

Previous Account Balance		$ 4,352.8
Payment Received 3/8/17	*Thank you*	-4,352.8
New Charges		+ 4,623.3
	Total Amount Due	**$ 4,623.3**

Summary of New Charges

Details on following pages

Los Angeles Department of Water and Power Charges				
800-499-8840	Electric Charges	2/24/17 - 3/27/17	29,120 kWh	$4,623.33
			Total LADWP Charges	**$ 4,623.33**

Total New Charges $ 4,623.33

PLEASE KEEP THIS PORTION FOR YOUR RECORDS IF PAYING IN PERSON BRING ENTIRE BILL TO CUSTOMER SERVICE CENTER

ıer Important Phone Numbers

ıRING OR SPEECH-IMPAIRED - TTY
:00-HEAR-DWP(432-7397)

Y OF LOS ANGELES UTILITY TAX
300-215-6277

orrespondence Addresses

lease do not send correspondence ith your payment. It may be delayed r lost.

)S ANGELES DEPT OF WATER & POWER
'O Box 515407
.os Angeles,CA 90051-6707

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Los Angeles Department of Water & Power
www.ladwp.com 1-800-499-8840
Hours of operation - 7 am to 6 pm

DEFINITIONS

CRPSEA – (Capped Renewable Portfolio Standard Energy Adjustment) a charge reflecting the costs associated with RPS Operations and Maintenance, RPS debt service, and Energy Efficiency Programs.

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VEA – (Variable Energy Adjustment) a charge reflecting the costs of fuel, non-RPS power purchase agreements, non-RPS economy purchases, legacy ECAF under-collection, and base rate decoupling from energy efficiency impact.

VRPSEA – (Variable Renewable Portfolio Standard Energy Adjustment) a charge reflecting the costs of RPS market purchases and RPS costs above and beyond any Operations and Maintenance and debt service payments.

Electric Charges

SA # : 6939100542

BILLING PERIOD 2/24/17 - 3/27/17
DAYS 31

RATE SCHEDULE
A-2 and A-2[i] Primary Electric - Rate B TOU - KVAR Metered Service

NEXT SCHEDULED READ DATE
4/25/17

METER NUMBER
APMV00226-0000842
6

SERVES
BASE KVARH

PERIOD	CURRENT READ	– PREVIOUS READ	x MULTIPLIER	= TOTAL USED
High Peak kW	0.45		160	72 kW
Low Peak kW	0.43		160	68.8 kW
Base kW	0.46		160	73.6 kW
High Peak kWh	2190	2168	160	3520 kWh
Low Peak kWh	3108	3075	160	5280 kWh
Base kWh	10998	10871	160	20320 kWh
High Peak kVarh	1747	1730	160	2720 kVarh
Low Peak kVarh	2544	2519	160	4000 kVarh
Base kVarh	9398	9294	160	16640 kVarh

Service Charge		28.00
Facilities Charge	89.6 kW x $5.36/kW	480.26
ESA	89.6 kW x $0.46/kW	41.22
RCA	89.6 kW x $0.96/kW	86.02
IRCA	89.6 kW x $0.70/kW	62.72
IRCA based on KWH	29,120 kWH x $0.00227/kWH	66.10
High Peak Low Season Demand	72 kW x $4.75/kW	342.00
High Peak Low Season Energy	3,520 kWh x $0.0511/kWh	179.87
High Peak ECA	3,520 kWh x $0.0569/kWh	200.29
High Peak VEA	3,520 kWh x $-0.00684/kWh	-24.08
High Peak CRPSEA	3,520 kWh x $0.00444/kWh	15.63
High Peak VRPSEA	3,520 kWh x $0.00979/kWh	34.46
High Peak Subtotal	***(3,520 kWh x $0.21255/kWh)***	***$748.17***
Low Peak Low Season Demand	68.8 kW x $0.00/kW	0.00
Low Peak Low Season Energy	5,280 kWh x $0.0511/kWh	269.81
Low Peak ECA	5,280 kWh x $0.0569/kWh	300.43
Low Peak VEA	5,280 kWh x $-0.00684/kWh	-36.12
Low Peak CRPSEA	5,280 kWh x $0.00444/kWh	23.44
Low Peak VRPSEA	5,280 kWh x $0.00979/kWh	51.69
Low Peak Subtotal	***(5,280 kWh x $0.11539/kWh)***	***$609.25***
Base Low Season Demand	73.6 kW x $0.00/kW	0.00
Base Low Season Energy	20,320 kWh x $0.03317/kWh	674.01
Base ECA	20,320 kWh x $0.0569/kWh	1,156.21
Base VEA	20,320 kWh x $-0.00684/kWh	-138.99
Base CRPSEA	20,320 kWh x $0.00444/kWh	90.22
Base VRPSEA	20,320 kWh x $0.00979/kWh	198.93

(Continued on next page)

Los Angeles Department of Water & Power
www.ladwp.com 1-800-499-8840
Hours of operation - 7 am to 6 pm

(Continued from previous page)

Base Subtotal	***(20,320 kWh x $0.09746/kWh)***	***$1,980.38***
Subtotal Electric Charges		**$4,102.12**
City of Los Angeles Utility Tax	$4,102.12 x 12.5%	512.77
State Energy Surcharge	29,120 kWh x $0.00029/kWh	8.44
	Total Electric Charges	**$ 4,623.33**

***Green Power for a Green LA**--LADWP's Green Power program replaces electricity from polluting power plants with energy generated from renewable resources. To learn more and sign up, visit www.ladwp.com/greenpower*

DEFINITIONS

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ESA – (Electric Subsidy Adjustment) a charge eflecting the costs of subsidies including senior, isabled, low income, traffic control lighting, and nterprise zone.

RCA – (Incremental Reliability Cost Adjustment) a harge reflecting Operations and Maintenance and ebt service related to Power Reliability Program cost nd legacy RCA under-collection.

Wh – (kilo-watt-hour) the units in which electric sage is measured. One kWh equals 1000 watts of lectricity used for one hour.

ICA – (Reliability Cost Adjustment) a charge eflecting the costs to support additional capital nvestments needed to improve reliability in areas of ower distribution, transmission and generation nfrastructure.

'EA – (Variable Energy Adjustment) a charge eflecting the costs of fuel, non-RPS power purchase greements, non-RPS economy purchases, legacy CAF under-collection, and base rate decoupling from nergy efficiency impact.

'RPSEA – (Variable Renewable Portfolio Standard nergy Adjustment) a charge reflecting the costs of PS market purchases and RPS costs above and eyond any Operations and Maintenance and debt ervice payments.

Electric Definitions

Demand Charge – a charge related to maximum power measured in kilowatts (kW). It is the highest kW as measured by the meter over a continuous 15 minute interval during the billing eriod.

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ervice Charge – a charge for services provided such as meter reading, billing, postage, etc.

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RINTED ON RECYCLED PAPER

Los Angeles Department of Water & Power

www.ladwp.com

BILL DATE	DATE DUE	Page
Mar 28, 2017	Apr 17, 2017	
ACCOUNT NUMBER	**AMOUNT DUE**	
493 910 0000	$ 1,147.34	

CUSTOMER SERVICE – 7:00 am - 6:00 pm
1-800-499-8840

RANCHO COLD STORAGE INC, 658 MESQUIT ST, LOS ANGELES, CA 90021

Paying Your Bill

AUTOMATIC PAYMENT
Automatically pay from your checking or savings by logging in at *www.ladwp.com/combillpay*

ONLINE
Pay from your checking or savings any time by logging in at *www.ladwp.com/myaccount*

BY PHONE
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BY MAIL
Place your payment stub and your check or money order in the envelope provided with the bill.

IN PERSON
Pay at any Customer Service Center. Locations are listed on the back of your payment stub and at *www.ladwp.com/servicecenters*

Account Summary

Previous Account Balance		$ 1,142.7
Payment Received 3/8/17	*Thank you*	-1,142.7
New Charges		+ 1,147.3
	Total Amount Due	**$ 1,147.34**

Summary of New Charges

Details on following pages

Los Angeles Department of Water and Power Charges				
800-499-8840	Electric Charges	2/24/17 - 3/27/17	7,182 kWh	$1,147.34
			Total LADWP Charges	**$ 1,147.34**

Total New Charges $ 1,147.34

PLEASE KEEP THIS PORTION FOR YOUR RECORDS. IF PAYING IN PERSON, BRING ENTIRE BILL TO CUSTOMER SERVICE CENTER

er Important Phone Numbers

RING OR SPEECH-IMPAIRED - TTY
00-HEAR-DWP(432-7397)

OF LOS ANGELES UTILITY TAX
00-215-6277

rrespondence Addresses

ease do not send correspondence th your payment. It may be delayed lost.

S ANGELES DEPT OF WATER & POWER
O Box 515407
os Angeles,CA 90051-6707

Customer Service and Payment Information

WHEN TO PAY YOUR BILL

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LATE PAYMENT CHARGE

A Late Payment Charge amounting to an 18% annual rate, computed on a daily basis, may be assessed on electric and water balances that are not paid by the due date. The charge is made for each day of the billing period shown on the current bill. Service may be discontinued for nonpayment.

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ELECTRONIC CHECK CONVERSION

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Los Angeles Department of Water & Power
www.ladwp.com 1-800-499-8840
Hours of operation - 7 am to 6 pm

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Electric Charges

SA # : 4939100550

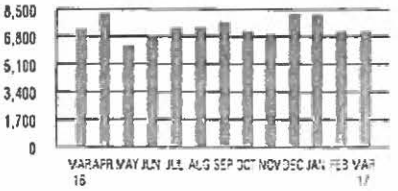
BILLING PERIOD 2/24/17 - 3/27/17
DAYS 31

RATE SCHEDULE
A-1 and A-1 [i] Small General Electric - Rate A Standard Service

NEXT SCHEDULED READ DATE
4/25/17

METER NUMBER
M00009-00977696

USAGE HISTORY *(Total kWh)*



	Prev Yr	Mar 17
Total kWh used	7,320	7,182
Average daily kWh	252	232
Days in billing period	29	31
Your average daily cost of electricity		$37.01
Highest Demand in last 12 months:		19.02 kW

DESCRIPTION	CURRENT READ	– PREVIOUS READ	= TOTAL USED
Demand kW	17.06		17.06 kW
Energy kWh	60816	53634	7182 kWh

Service Charge		7.00
Facilities Charge	19.02 kW x $5.36/kW	101.95
ESA	19.02 kW x $0.46/kW	8.75
RCA	19.02 kW x $0.96/kW	18.26
IRCA	19.02 kW x $0.70/kW	13.31
IRCA based on KWH	7,182 kWH x $0.00227/kWH	16.30
Energy Charge Low Season	7,182 kWh x $0.0544/kWh	390.70
ECA	7,182 kWh x $0.0569/kWh	408.66
VEA	7,182 kWh x $-0.00684/kWh	-49.12
CRPSEA	7,182 kWh x $0.00444/kWh	31.89
VRPSEA	7,182 kWh x $0.00979/kWh	70.31
Subtotal Electric Charges		**$1,018.01**
City of Los Angeles Utility Tax	$1,018.01 x 12.5%	127.25
State Energy Surcharge	7,182 kWh x $0.00029/kWh	2.08
	Total Electric Charges	**$ 1,147.34**

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CUSTOMER SERVICE – 7:00 am - 6:00 pm
1-800-499-8840

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Account Summary

Previous Account Balance		$ 7,285.3(
Payment Received 3/8/17	*Thank you*	-7,285.3(
New Charges		+ 8,346.7(
	Total Amount Due	**$ 8,346.78**

Summary of New Charges

Details on following pages.

Los Angeles Department of Water and Power Charges				
800-499-8840	Electric Charges	2/24/17 - 3/27/17	55,440 kWh	$8,346.78
			Total LADWP Charges	**$ 8,346.78**

Total New Charges $ 8,346.78

PLEASE KEEP THIS PORTION FOR YOUR RECORDS. IF PAYING IN PERSON, BRING ENTIRE BILL TO CUSTOMER SERVICE CENTER

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O Box 515407
os Angeles,CA 90051-6707

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Los Angeles Department of Water & Power
www.ladwp.com 1-800-499-8840
Hours of operation - 7 am to 6 pm

DEFINITIONS

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VRPSEA – (Variable Renewable Portfolio Standard Energy Adjustment) a charge reflecting the costs of RPS market purchases and RPS costs above and beyond any Operations and Maintenance and debt service payments.

Electric Charges

SA # : 4516710848

BILLING PERIOD 2/24/17 - 3/27/17
DAYS 31

RATE SCHEDULE
A-2 and A-2[i] Primary Electric - Rate B TOU - KVAR Metered Service

NEXT SCHEDULED READ DATE
4/25/17

METER NUMBER
APMV00222-0002228
2

SERVES
LOW PEAK KVARH

PERIOD	CURRENT READ	-	PREVIOUS READ	x	MULTIPLIER	=	TOTAL USED
High Peak kW	1.5				80		120 kW
Low Peak kW	1.57				80		125.6 kW
Base kW	1.63				80		130.4 kW
High Peak kWh	8058		7971		80		6960 kWh
Low Peak kWh	11594		11470		80		9920 kWh
Base kWh	40301		39819		80		38560 kWh
High Peak kVarh	6541		6471		80		5600 kVarh
Low Peak kVarh	9490		9388		80		8160 kVarh
Base kVarh	34662		34237		80		34000 kVarh

Service Charge		28.00
Facilities Charge	130.4 kW x $5.36/kW	698.94
ESA	130.4 kW x $0.46/kW	59.98
RCA	130.4 kW x $0.96/kW	125.18
IRCA	130.4 kW x $0.70/kW	91.28
IRCA based on KWH	55,440 kWH x $0.00227/kWH	125.85
High Peak Low Season Demand	120 kW x $4.75/kW	570.00
High Peak Low Season Energy	6,960 kWh x $0.0511/kWh	355.66
High Peak ECA	6,960 kWh x $0.0569/kWh	396.02
High Peak VEA	6,960 kWh x $-0.00684/kWh	-47.61
High Peak CRPSEA	6,960 kWh x $0.00444/kWh	30.90
High Peak VRPSEA	6,960 kWh x $0.00979/kWh	68.14
High Peak Subtotal	***(6,960 kWh x $0.19729/kWh)***	***$1,373.11***
Low Peak Low Season Demand	125.6 kW x $0.00/kW	0.00
Low Peak Low Season Energy	9,920 kWh x $0.0511/kWh	506.91
Low Peak ECA	9,920 kWh x $0.0569/kWh	564.45
Low Peak VEA	9,920 kWh x $-0.00684/kWh	-67.85
Low Peak CRPSEA	9,920 kWh x $0.00444/kWh	44.04
Low Peak VRPSEA	9,920 kWh x $0.00979/kWh	97.12
Low Peak Subtotal	***(9,920 kWh x $0.11539/kWh)***	***$1,144.67***
Base Low Season Demand	130.4 kW x $0.00/kW	0.00
Base Low Season Energy	38,560 kWh x $0.03317/kWh	1,279.04
Base ECA	38,560 kWh x $0.0569/kWh	2,194.06
Base VEA	38,560 kWh x $-0.00684/kWh	-263.75
Base CRPSEA	38,560 kWh x $0.00444/kWh	171.21
Base VRPSEA	38,560 kWh x $0.00979/kWh	377.50

(Continued on next page)

Los Angeles Department of Water & Power
www.ladwp.com 1-800-499-8840
Hours of operation - 7 am to 6 pm

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(Continued from previous page)

Base Subtotal (38,560 kWh x $0.09746/kWh)		***$3,758.06***
Subtotal Electric Charges		**$7,405.07**
City of Los Angeles Utility Tax	$7,405.07 x 12.5%	925.63
State Energy Surcharge	55,440 kWh x $0.00029/kWh	16.08
	Total Electric Charges	**$ 8,346.78**

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Los Angeles Department of Water & Power

www.ladwp.com

BILL DATE	DATE DUE	Page 1
Mar 28, 2017	Apr 17, 2017	
ACCOUNT NUMBER	**AMOUNT DUE**	
393 910 0000	$ 63.33	

CUSTOMER SERVICE – 7:00 am - 6:00 pm
1-800-499-8840

RANCHO COLD STORAGE INC, 658 MESQUIT ST, LOS ANGELES, CA 90021

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Account Summary

Previous Account Balance		$ 63.3
Payment Received 3/8/17	*Thank you*	-63.3
New Charges		+ 63.3
	Total Amount Due	**$ 63.33**

Summary of New Charges

Details on following pages.

Los Angeles Department of Water and Power Charges			
800-499-8840	Fire Service Charges	2/27/17 - 3/28/17	$63.33
		Total LADWP Charges	**$ 63.33**

Total New Charges $ 63.33

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300-HEAR-DWP(432-7397)

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300-215-6277

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Los Angeles Department of Water & Power
www.ladwp.com 1-800-499-8840
Hours of operation - 7 am to 6 pm

Fire Service Charges

SA # : 3939100187

BILLING PERIOD	DAYS	RATE SCHEDULE
2/27/17 - 3/28/17	29	Water Schedule E - Private Fire Service

SERVES
4" FIRE SERVICE

METER NUMBER	CURRENT READ	–	PREVIOUS READ	=	TOTAL USED
00000143-1299193	0		0		0 HCF

Service Availability Charge	63.33
Subtotal Water Charges	**$63.33**

Total Fire Service Charges $ 63.33

There are no Sewer Service Charges on Fire Service.



Los Angeles Department of Water & Power

www.ladwp.com

BILL DATE	DATE DUE
Mar 28, 2017	Apr 17, 2017
ACCOUNT NUMBER	**AMOUNT DUE**
384 550 0000	$ 219.24

CUSTOMER SERVICE – 7:00 am - 6:00 pm
1-800-499-8840

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ONLINE
Pay from your checking or savings any time by logging in at *www.ladwp.com/myaccount*

BY PHONE
Pay from your checking or savings any time by calling 1-877-MYPAYDWP (1-877-697-2939)

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IN PERSON
Pay at any Customer Service Center. Locations are listed on the back of your payment stub and at *www.ladwp.com/servicecenters*

Account Summary

Previous Account Balance		$ 219.24
Payment Received 3/8/17	*Thank you*	-219.24
New Charges		+ 219.24
	Total Amount Due	**$ 219.24**

Summary of New Charges

Details on following pages.

Los Angeles Department of Water and Power Charges			
800-499-8840	Fire Service Charges	2/27/17 - 3/28/17	$219.24
		Total LADWP Charges	**$ 219.24**

Total New Charges **$ 219.24**

PLEASE KEEP THIS PORTION FOR YOUR RECORDS. IF PAYING IN PERSON, BRING ENTIRE BILL TO CUSTOMER SERVICE CENTER.

:her Important Phone Numbers

ARING OR SPEECH-IMPAIRED - TTY
800-HEAR-DWP(432-7397)

TY OF LOS ANGELES UTILITY TAX
800-215-6277

orrespondence Addresses

'lease do not send correspondence ith your payment. It may be delayed r lost.

)S ANGELES DEPT OF WATER & POWER
O Box 515407
os Angeles,CA 90051-6707

Customer Service and Payment Information

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Los Angeles Department of Water & Power
www.ladwp.com 1-800-499-8840
Hours of operation - 7 am to 6 pm

Fire Service Charges

SA # : 3845500511

BILLING PERIOD	DAYS	RATE SCHEDULE
2/27/17 - 3/28/17	29	Water Schedule E - Private Fire Service

SERVES
8" FIRE SERVICE

METER NUMBER	CURRENT READ	–	PREVIOUS READ	=	TOTAL USED
00001233-515369	0		0		0 HCF

Service Availability Charge	219.24
Subtotal Water Charges	**$219.24**

Total Fire Service Charges $ 219.24

There are no Sewer Service Charges on Fire Service



Los Angeles Department of Water & Power

www.ladwp.com

BILL DATE	DATE DUE
Mar 28, 2017	Apr 17, 2017
ACCOUNT NUMBER	**AMOUNT DUE**
322 391 0704	$ 241.50

CUSTOMER SERVICE – 7:00 am - 6:00 pm
1-800-499-8840

RANCHO COLD STORAGE INC, 670 MESQUIT ST, LOS ANGELES, CA 90021

Paying Your Bill

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Account Summary

Previous Account Balance		$ 241.5(
Payment Received 3/8/17	*Thank you*	-241.5(
New Charges		+ 241.5(
	Total Amount Due	**$ 241.50**

Summary of New Charges

Details on following pages.

Los Angeles Department of Water and Power Charges		
800-499-8840	Area Lighting Charges	$241.50
	Total LADWP Charges	**$ 241.50**

Total New Charges **$ 241.50**

PLEASE KEEP THIS PORTION FOR YOUR RECORDS. IF PAYING IN PERSON, BRING ENTIRE BILL TO CUSTOMER SERVICE CENTER

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ARING OR SPEECH-IMPAIRED - TTY
800-HEAR-DWP(432-7397)

TY OF LOS ANGELES UTILITY TAX
800-215-6277

orrespondence Addresses

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)S ANGELES DEPT OF WATER & POWER
O Box 515407
os Angeles,CA 90051-6707

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Los Angeles Department of Water & Power
www.ladwp.com 1-800-499-8840
Hours of operation - 7 am to 6 pm

DEFINITIONS

Electric Subsidy Adjustment – a charge, based on usage, to help cover costs of special customer subsidies including senior, disabled and low income.

Energy Cost Adjustment – an adjustment that reflects the variations in what LADWP pays for the energy they deliver to customers.

kWh – (kilowatt-hours) the units in which electric meters measure usage. 1 kWh equals 1000 watts of electricity supplied for one hour.

Reliability Cost Adjustment – an amount reflecting the costs to support additional capital investments needed to improve reliability in areas of power distribution, transmission and generation infrastructures.

Service Charge – a charge for non-measured services provided (meter reading, billing, postage, etc.)

Area Lighting Charges

SA # : 3223910222

BILLING PERIOD 2/27/17 - 3/28/17
DAYS 29
RATE SCHEDULE Outdoor Area Lighting Service and OAL[i]

Type of Light	Number	Start Date	End Date
OAL DH Metal Halide 250W	1 lamp	2/28/17	3/28/17

OAL DH Metal Halide 250W	$18.25/lamp 1 lamp(s) x per month	18.25

Total Area Lighting Charges $ 18.25

Area Lighting Charges

SA # : 3223910312

BILLING PERIOD 2/27/17 - 3/28/17
DAYS 29
RATE SCHEDULE Outdoor Area Lighting Service and OAL[i]

Type of Light	Number	Start Date	End Date
OAL DH Metal Halide 1000W	3 lamps	2/28/17	3/28/17

OAL DH Metal Halide 1000W	$36.25/lamp 3 lamp(s) x per month	108.75

Total Area Lighting Charges $ 108.75

Area Lighting Charges

SA # : 3223910708

BILLING PERIOD 2/27/17 - 3/28/17
DAYS 29
RATE SCHEDULE Outdoor Area Lighting Service and OAL[i]

Type of Light	Number	Start Date	End Date
OAL DH Metal Halide 1000W	2 lamps	2/28/17	3/28/17

OAL DH Metal Halide 1000W	$36.25/lamp 2 lamp(s) x per month	72.50

Total Area Lighting Charges $ 72.50

Area Lighting Charges

SA # : 3223910840

BILLING PERIOD 2/27/17 - 3/28/17
DAYS 29
RATE SCHEDULE Outdoor Area Lighting Service and OAL[i]

Type of Light	Number	Start Date	End Date
OAL DH Metal Halide 400W	2 lamps	2/28/17	3/28/17

OAL DH Metal Halide 400W	$21.00/lamp 2 lamp(s) x per month	42.00

Total Area Lighting Charges $ 42.00



Los Angeles Department of Water & Power

www.ladwp.com

BILL DATE
Mar 29, 2017

ACCOUNT NUMBER
593 910 0000

DATE DUE
No Payment Due

AMOUNT DUE
$ 0.00

CUSTOMER SERVICE – 7:00 am - 6:00 pm
1-800-499-8840

The enclosed bill covers multiple billing periods. We are sorry for the inconvenience. Payment options are available through Commercial Accounts Management at 888-922-4467.

Paying Your Bill

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IN PERSON
Pay at any Customer Service Center. Locations are listed on the back of your payment stub and at *www.ladwp.com/servicecenters*

Account Summary

Previous Account Balance		$ 276.17
Payment Received 2/8/16	*Thank you*	-276.17
	Total Amount Due	**$ 0.00**

Total New Charges **$ 0.00**

PLEASE KEEP THIS PORTION FOR YOUR RECORDS. IF PAYING IN PERSON, BRING ENTIRE BILL TO CUSTOMER SERVICE CENTER.

Los Angeles Department of Water & Power

P.O. Box 30808 • Los Angeles, CA 90030-0808

THIS IS YOUR BILL

ELECTRONIC SERVICE REQUESTED

2440 1 AV 0.373 02440 / 1201
RANCHO COLD STORAGE INC
670 MESQUIT ST
LOS ANGELES CA 90021-1306

For paperless billing, go to www.ladwp.com/myaccount

ACCOUNT NUMBER
593 910 0000

NO PAYMENT DUE

No payment is due at this time.

5939100000000000000000003

Other Important Phone Numbers

HEARING OR SPEECH-IMPAIRED - TTY
1-800-HEAR-DWP(432-7397)

CITY OF LOS ANGELES UTILITY TAX
1-800-215-6277

Correspondence Addresses

Please do not send correspondence with your payment. It may be delayed or lost.

OS ANGELES DEPT OF WATER & POWER
PO Box 515407
.os Angeles,CA 90051-6707

Customer Service and Payment Information

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ERE TO PAY YOUR BILL

LADWP Customer Service Centers below are open Mon-Fri, except holidays, from 9:00 am to 5:00 pm. After hours payment positories are located at all offices.

HOP
n Office ..... 300 Mandich Street

TROPOLITAN LOS ANGELES
n Office ..... 111 N. Hope St.
le Heights ..... 919 S. Soto St., #10
tral ..... 4619 S. Central Ave.
ashaw-Baldwin Hills ..... 4030 Crenshaw Blvd.
/wood ..... 6547-B Sunset Blvd.
(entrance on Schrader Blvd.)
oin Heights ..... 2417 Daly St.
son-Vermont ..... 5928 S. Vermont Ave.
s ..... 1686 E. 103rd St.

HARBOR AREA
San Pedro ..... 535 W. 9th St.
Wilmington ..... 931 N. Avalon Blvd.

SAN FERNANDO VALLEY
Canoga Park ..... 7229 Winnetka Ave.
Mission Hills ..... 11100 Sepulveda Blvd., #3
Van Nuys ..... 6550 Van Nuys Blvd.

WEST LOS ANGELES
West Los Angeles ..... 1394 S. Sepulveda Blvd.

Los Angeles Department of Water & Power

www.ladwp.com

BILL DATE
Mar 28, 2017

DATE DUE
No Payment Due

ACCOUNT NUMBER
893 910 0000

AMOUNT DUE
$ 0.00

CUSTOMER SERVICE – 7:00 am - 6:00 pm
1-800-499-8840

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IN PERSON
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www.ladwp.com/servicecenters

Account Summary

Previous Account Balance		$ 23,024.11
Payment Received 3/14/17	*Thank you*	-23,024.11
Total Amount Due		**$ 0.00**

Total New Charges $ 0.00

PLEASE KEEP THIS PORTION FOR YOUR RECORDS. IF PAYING IN PERSON, BRING ENTIRE BILL TO CUSTOMER SERVICE CENTER.

Los Angeles Department of Water & Power

P.O. Box 30808 • Los Angeles CA 90030-0808

THIS IS YOUR BILL

ELECTRONIC SERVICE REQUESTED

1021 1 AV 0.373 01021 / 0853
RANCHO COLD STORAGE INC
670 MESQUIT ST
LOS ANGELES CA 90021-1306

For paperless billing, go to
www.ladwp.com/myaccount

ACCOUNT NUMBER
893 910 0000

NO PAYMENT DUE

No payment is due at this time.

A9391000000000000000000000

Other Important Phone Numbers

HEARING OR SPEECH-IMPAIRED - TTY
1-800-HEAR-DWP(432-7397)

CITY OF LOS ANGELES UTILITY TAX
1-800-215-6277

Correspondence Addresses

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LOS ANGELES DEPT OF WATER & POWER
PO Box 515407
Los Angeles,CA 90051-6707

Customer Service and Payment Information

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Van Nuys ..... 6550 Van Nuys Blvd.

WEST LOS ANGELES
West Los Angeles ..... 1394 S. Sepulveda Blvd.

ED ON RECYCLED PAPER

Los Angeles Department of Water & Power

www.ladwp.com

BILL DATE	DATE DUE
Apr 28, 2017	May 17, 2017
ACCOUNT NUMBER	**AMOUNT DUE**
793 910 0000	$ 2,847.85

CUSTOMER SERVICE – 7:00 am - 6:00 pm
1-800-499-8840

RANCHO COLD STORAGE INC, 668 MESQUIT ST, LOS ANGELES, CA 90021

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Account Summary

Previous Account Balance		$ 3,307.23
Payment Received 4/10/17	*Thank you*	-3,307.23
New Charges		+ 2,847.85
	Total Amount Due	**$ 2,847.85**

Summary of New Charges

Details on following pages

Los Angeles Department of Water and Power Charges

800-499-8840

Water Charges 3/27/17 - 4/25/17 316 HCF	$1,858.50	
Total LADWP Charges		**$ 1,858.50**

LADWP provides billing services for the Bureau of Sanitation. All money collected for the services listed in the City of Los Angeles Bureau of Sanitation Charges section is forwarded to them.

City of Los Angeles Bureau of Sanitation Charges

800-773-2489

Sewer Charges 3/27/17 - 4/25/17	$989.35	
Total Sanitation Charges		**$ 989.35**

Total New Charges $ 2,847.85

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Other Important Phone Numbers

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Los Angeles Department of Water & Power
www.ladwp.com 1-800-499-8840
Hours of operation - 7 am to 6 pm

DEFINITIONS

HCF – (Hundred Cubic Feet) the units in which water usage is measured. One HCF equals 748 gallons.

Rate Schedule – rates, based on type of use, approved by the Board of Water and Power Commissioners and adopted by the City Council. For a list, visit www.ladwp.com

Tier (Commercial) – One of two usage ranges used in a pricing method that provides an incentive to conserve water. The first usage range (Winter Tier 1 allotment) is based on average consumption for the preceding Dec. - Mar. Any usage over the Tier 1 allotment is billed at a higher rate (Tier 2). During the High Season months (June 1 - Sept. 30), Tier 1 allotment shall be 105% of Winter Tier 1 allotment. Shortage year water rates no longer apply.

Water Charges

SA # : 7939100928

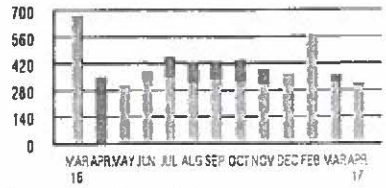
BILLING PERIOD 3/27/17 - 4/25/17
DAYS 29

RATE SCHEDULE
Water Schedule C - Comm, Ind, Govt and Temp Service

NEXT SCHEDULED READ DATE
5/24/17

SERVES
668--70

USAGE HISTORY *(Total HCF)*



*Tier usage detail unavailable due to rate changes in effect

	Prev Yr	Apr 17
Total HCF used	349	316
Average daily gallons	8158	8151
Days in billing period	32	29
Your average daily cost of water		$64.09
Your average cost per gallon of water		$0.01

1 Hundred Cubic Feet (HCF) = 748 Gallons

METER NUMBER	DESCRIPTION	CURRENT READ	–	PREVIOUS READ	=	TOTAL USED
96118402	SMALL	1219		1008		211 HCF
96118402	LARGE	10647		10542		105 HCF
		ESTIMATED		*ESTIMATED*		

Tier 1 Water	303.21124 HCF x $5.76199/HCF	1,747.10
Tier 2 Water	12.78876 HCF x $8.71077/HCF	111.40
Subtotal Water Charges		**$1,858.50**

Total Water Charges $ 1,858.50

Your Water Usage by Tier

Tier 1 Water Allotment $5.76199/HCF	Tier 2 $8.71077/HCF
303.21 HCF	More than 303.21 HCF

Usage is billed at different rates, depending on how much you use. The graph shows how your water usage relates to these tiers, and the rate you paid in each tier. For more, visit www.ladwp.com/res_water

July - December 2017 Biannual Notice of Change in LADWP WATER RATES

Julio - diciembre 2017 Aviso bianual de cambio a las TARIFAS DE AGUA DE LADWP

This notice is to inform you of the expected biannual water rate adjustments authorized by the Water Rate Ordinance for the City of Los Angeles that reflect the cost of buying water from the Metropolitan Water District (MWD) and executing other water projects and programs. These factors will become effective July 1, 2017. Individual rate adjustments will be an increase or decrease, as shown below. More information about LADWP's water rates can be found on the Department website at www.ladwp.com/waterrates.

Este aviso es para informarle del ajuste bianual a las tarifas de agua autorizados por la Ordenanza de la Tarifa de Agua de la Ciudad de Los Angeles que reflejan el costo de comprar agua del Metropolitan Water District (MWD) y para otros proyectos y programas de agua. Estos factores tomaran vigencia a partir del 1º de julio, 2017. Ajustes de tarifa individuales aumentarán o disminuirán en la muestra a continuación. una reduccion, como demostrado debajo. Más información sobre las tarifas de agua de LADWP está disponible en el sitio Web del departamento: www.ladwp.com/waterrates.

The factors below are per Hundred Cubic Feet (HCF) of water used.
One HCF equals 748 gallons.

Las tarifas debajo son por unidades de cien pies cúbicos (HCF, por sus siglas en inglés) de agua usada. Un HCF es igual a 748 galones.

Water Rate Adjustment Factors	Factores de Ajustes de Tarifas de Agua	Jan - Jun 2017 ene - jun 2017	Increase (Decrease) from Previous Quarter Aumento (Reducir) del Trimestre Previo	Jul - Dec 2017 jul - dic 2017
Water Supply Cost Adjustment Factor Tier 1	Ajuste al Costo de Suministro de Agua Nivel 1	$ 1.525	($ 0.404)	$ 1.121
Water Supply Cost Adjustment Factor Tier 2	Ajuste al Costo de Suministro de Agua Nivel 2	$ 2.974	($ 0.223)	$ 2.751
Water Supply Cost Adjustment Factor Tier 3	Ajuste al Costo de Suministro de Agua Nivel 3	$ 3.093	$ 1.168	$ 4.261
Water Supply Cost Adjustment Factor Tier 4	Ajuste al Costo de Suministro de Agua Nivel 4	$ 3.093	$ 1.267	$ 4.360
Water Quality Improvement	Mejoras de Calidad de Agua	$ 1.376	($ 0.106)	$ 1.270
Owens Valley Regulatory	Regulador de Owens Valley	$ 0.297	($ 0.024)	$ 0.273
Water Infrastructure	Infraestructura de Agua	$ 0.351	$ 0.121	$ 0.472
Base Rate Revenue Target Adjustment Factor	Ajuste de Objetivo Básico de Ingresos			
Schedule A	Calendario A	$ 0.235	$ 0.000	$ 0.235
Schedule B	Calendario B	$ 0.339	$ 0.000	$ 0.339
Schedule Other	Calendario Otro	$ 0.105	$ 0.000	$ 0.105
Low-Income Subsidy	Subsidio para Clientes de Bajos Recursos	$ 0.135	($ 0.015)	$ 0.120
Water Expense Stabilization	Estabilización del Costo de Agua	$ 0.181	$ 0.000	$ 0.181

For the year beginning January 1, 2017 and ending December 31, 2017, Outside City Surcharge will be $0.000, a decrease of $0.441 from the January 2016 - December 2016 surcharge of $0.441.

Para el año empezando el 1 de enero de 2017 y terminando el 31 de diciembre, de Recargo Fuera de la Ciudad será $0.000, una reducción de $0.441 del recargo de enero 2016 a diciembre 2016 de $0.441

Environment SANITATION
CITY OF LOS ANGELES

www.lacitysan.org 1-800-773-2489
Hours of operation - 24/7

DEFINITIONS

Low Income Sewer Surcharge - an amount charged each customer to help cover the costs of providing sewer service subsidies to low income customers required by state and federal law.

Sewer Service Charge - (SSC) a charge for use of the sewer system, to cover the costs of constructing and maintaining wastewater facilities such as sewers and sewage treatment plants, and for treating sewage

Sewer Charges

SA # : 7939100927

BILLING PERIOD	DAYS	SEWER RATE SCHEDULE
3/27/17 - 4/25/17	29	Sewer Service Charge - Multi Dwell and Commercial

Sewer Service Charge*	218.04000 HCF x $4.51/HCF	983.36
Sewer Service Low Income Surcharge*		5.99
Total Sewer Charges		**$ 989.35**

*Your Sewer Service Charge is calculated on 69% of your water consumption.

TED ON RECYCLED PAPER

Los Angeles Department of Water & Power

www.ladwp.com

BILL DATE	DATE DUE
Apr 26, 2017	May 15, 2017
ACCOUNT NUMBER	**AMOUNT DUE**
322 391 0704	$ 241.50

CUSTOMER SERVICE – 7:00 am - 6:00 pm
1-800-499-8840

RANCHO COLD STORAGE INC, 670 MESQUIT ST, LOS ANGELES, CA 90021

Paying Your Bill

AUTOMATIC PAYMENT
Automatically pay from your checking or savings by logging in at *www.ladwp.com/combillpay*

ONLINE
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BY PHONE
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BY MAIL
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IN PERSON
Pay at any Customer Service Center. Locations are listed on the back of your payment stub and at *www.ladwp.com/servicecenters*

Account Summary

Previous Account Balance		$ 241.50
Payment Received 4/10/17	*Thank you*	-241.50
New Charges		+ 241.50
	Total Amount Due	**$ 241.50**

Summary of New Charges

Details on following pages.

Los Angeles Department of Water and Power Charges		
800-499-8840	Area Lighting Charges	$241.50
	Total LADWP Charges	**$ 241.50**

Total New Charges $ 241.50

PLEASE KEEP THIS PORTION FOR YOUR RECORDS. IF PAYING IN PERSON, BRING ENTIRE BILL TO CUSTOMER SERVICE CENTER

)ther Important Phone Numbers

IEARING OR SPEECH-IMPAIRED - TTY
-800-HEAR-DWP(432-7397)

:ITY OF LOS ANGELES UTILITY TAX
1-800-215-6277

Correspondence Addresses

Please do not send correspondence with your payment. It may be delayed or lost.

LOS ANGELES DEPT OF WATER & POWER
PO Box 515407
Los Angeles,CA 90051-6707

Customer Service and Payment Information

WHEN TO PAY YOUR BILL

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Los Angeles Department of Water & Power
www.ladwp.com 1-800-499-8840
Hours of operation - 7 am to 6 pm

DEFINITIONS

Electric Subsidy Adjustment – a charge, based on usage, to help cover costs of special customer subsidies including senior, disabled and low income.

Energy Cost Adjustment – an adjustment that reflects the variations in what LADWP pays for the energy they deliver to customers.

kWh – (kilowatt-hours) the units in which electric meters measure usage. 1 kWh equals 1000 watts of electricity supplied for one hour.

Reliability Cost Adjustment – an amount reflecting the costs to support additional capital investments needed to improve reliability in areas of power distribution, transmission and generation infrastructures.

Service Charge – a charge for non-measured services provided (meter reading, billing, postage, etc.)

Area Lighting Charges

SA # : 3223910222

BILLING PERIOD 3/28/17 - 4/26/17 — **DAYS** 29
RATE SCHEDULE Outdoor Area Lighting Service and OAL[i]

Type of Light	Number	Start Date	End Date
OAL DH Metal Halide 250W	1 lamp	3/29/17	4/26/17

BILLING PERIOD	DAYS	RATE SCHEDULE
3/29/17 - 3/31/17	3	Outdoor Area Lighting Service and OAL[i]

OAL DH Metal Halide 250W - 3 days	$18.25/lamp 1 lamp(s) x per month	1.89
Area Lighting Charges 3/29/17 - 3/31/17 (3 Days)		**$1.89**

BILLING PERIOD	DAYS	RATE SCHEDULE
4/1/17 - 4/26/17	26	Outdoor Area Lighting Service and OAL[i]

OAL DH Metal Halide 250W - 26 days	$18.25/lamp 1 lamp(s) x per month	16.36
Area Lighting Charges 4/1/17 - 4/26/17 (26 Days)		**$16.36**

Total Area Lighting Charges $ 18.25

Area Lighting Charges

SA # : 3223910312

BILLING PERIOD 3/28/17 - 4/26/17 — **DAYS** 29
RATE SCHEDULE Outdoor Area Lighting Service and OAL[i]

Type of Light	Number	Start Date	End Date
OAL DH Metal Halide 1000W	3 lamps	3/29/17	4/26/17

BILLING PERIOD	DAYS	RATE SCHEDULE
3/29/17 - 3/31/17	3	Outdoor Area Lighting Service and OAL[i]

OAL DH Metal Halide 1000W - 3 days	$36.25/lamp 3 lamp(s) x per month	11.25
Area Lighting Charges 3/29/17 - 3/31/17 (3 Days)		**$11.25**

BILLING PERIOD	DAYS	RATE SCHEDULE
4/1/17 - 4/26/17	26	Outdoor Area Lighting Service and OAL[i]

OAL DH Metal Halide 1000W - 26 days	$36.25/lamp 3 lamp(s) x per month	97.50
Area Lighting Charges 4/1/17 - 4/26/17 (26 Days)		**$97.50**

Total Area Lighting Charges $ 108.75

Area Lighting Charges

SA # : 3223910708

BILLING PERIOD: 3/28/17 - 4/26/17
DAYS: 29
RATE SCHEDULE: Outdoor Area Lighting Service and OAL[i]

Type of Light	Number	Start Date	End Date
OAL DH Metal Halide 1000W	2 lamps	3/29/17	4/26/17

BILLING PERIOD	DAYS	RATE SCHEDULE
3/29/17 - 3/31/17	3	Outdoor Area Lighting Service and OAL[i]

OAL DH Metal Halide 1000W - 3 days	2 lamp(s) x $36.25/lamp per month	7.50
Area Lighting Charges 3/29/17 - 3/31/17 (3 Days)		**$7.50**

BILLING PERIOD	DAYS	RATE SCHEDULE
4/1/17 - 4/26/17	26	Outdoor Area Lighting Service and OAL[i]

OAL DH Metal Halide 1000W - 26 days	2 lamp(s) x $36.25/lamp per month	65.00
Area Lighting Charges 4/1/17 - 4/26/17 (26 Days)		**$65.00**

Total Area Lighting Charges $ 72.50

Area Lighting Charges

SA # : 3223910840

BILLING PERIOD: 3/28/17 - 4/26/17
DAYS: 29
RATE SCHEDULE: Outdoor Area Lighting Service and OAL[i]

Type of Light	Number	Start Date	End Date
OAL DH Metal Halide 400W	2 lamps	3/29/17	4/26/17

BILLING PERIOD	DAYS	RATE SCHEDULE
3/29/17 - 3/31/17	3	Outdoor Area Lighting Service and OAL[i]

OAL DH Metal Halide 400W - 3 days	2 lamp(s) x $21.00/lamp per month	4.34
Area Lighting Charges 3/29/17 - 3/31/17 (3 Days)		**$4.34**

BILLING PERIOD	DAYS	RATE SCHEDULE
4/1/17 - 4/26/17	26	Outdoor Area Lighting Service and OAL[i]

OAL DH Metal Halide 400W - 26 days	2 lamp(s) x $21.00/lamp per month	37.66
Area Lighting Charges 4/1/17 - 4/26/17 (26 Days)		**$37.66**

Total Area Lighting Charges $ 42.00

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CUSTOMER SERVICE – 7:00 am - 6:00 pm
1-800-499-8840

RANCHO COLD STORAGE INC, 690 MESQUIT ST, LOS ANGELES, CA 90021

Paying Your Bill

AUTOMATIC PAYMENT
Automatically pay from your checking or savings by logging in at *www.ladwp.com/combillpay*

ONLINE
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Account Summary

Previous Account Balance		$ 219.24
Payment Received 4/10/17	*Thank you*	-219.24
New Charges		+ 219.24
	Total Amount Due	**$ 219.24**

Summary of New Charges

Details on following pages

Los Angeles Department of Water and Power Charges			
800-499-8840	Fire Service Charges	3/28/17 - 4/26/17	$219.24
		Total LADWP Charges	**$ 219.24**

Total New Charges $ 219.24

PLEASE KEEP THIS PORTION FOR YOUR RECORDS. IF PAYING IN PERSON, BRING ENTIRE BILL TO CUSTOMER SERVICE CENTER.

Other Important Phone Numbers

HEARING OR SPEECH-IMPAIRED - TTY
1-800-HEAR-DWP(432-7397)

CITY OF LOS ANGELES UTILITY TAX
1-800-215-6277

Correspondence Addresses

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LOS ANGELES DEPT OF WATER & POWER
PO Box 515407
Los Angeles, CA 90051-6707

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Los Angeles Department of Water & Power
www.ladwp.com 1-800-499-8840
Hours of operation - 7 am to 6 pm

Fire Service Charges

SA # : 3845500511

BILLING PERIOD	DAYS	RATE SCHEDULE
3/28/17 - 4/26/17	29	Water Schedule E - Private Fire Service

SERVES
8" FIRE SERVICE

METER NUMBER	CURRENT READ	–	PREVIOUS READ	=	TOTAL USED
00001233-515369	0		0		0 HCF

Service Availability Charge	219.24
Subtotal Water Charges	**$219.24**

Total Fire Service Charges $ 219.24

There are no Sewer Service Charges on Fire Service



Los Angeles Department of Water & Power

www.ladwp.com

BILL DATE	DATE DUE
Apr 26, 2017	May 15, 2017
ACCOUNT NUMBER	**AMOUNT DUE**
393 910 0000	$ 63.33

CUSTOMER SERVICE – 7:00 am - 6:00 pm
1-800-499-8840

RANCHO COLD STORAGE INC, 658 MESQUIT ST, LOS ANGELES, CA 90021

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Account Summary

Previous Account Balance		$ 63.33
Payment Received 4/10/17	*Thank you*	-63.33
New Charges		+ 63.33
	Total Amount Due	**$ 63.33**

Summary of New Charges

Details on following pages.

Los Angeles Department of Water and Power Charges			
800-499-8840	Fire Service Charges	3/28/17 - 4/26/17	$63.33
		Total LADWP Charges	**$ 63.33**

Total New Charges $ 63.33

PLEASE KEEP THIS PORTION FOR YOUR RECORDS. IF PAYING IN PERSON, BRING ENTIRE BILL TO CUSTOMER SERVICE CENTER

ther Important Phone Numbers

EARING OR SPEECH-IMPAIRED - TTY
-800-HEAR-DWP(432-7397)

ITY OF LOS ANGELES UTILITY TAX
-800-215-6277

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LOS ANGELES DEPT OF WATER & POWER
PO Box 515407
Los Angeles,CA 90051-6707

Customer Service and Payment Information

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Los Angeles Department of Water & Power
www.ladwp.com 1-800-499-8840
Hours of operation - 7 am to 6 pm

Fire Service Charges

SA # : 3939100187

BILLING PERIOD	DAYS	RATE SCHEDULE
3/28/17 - 4/26/17	29	Water Schedule E - Private Fire Service

SERVES
4" FIRE SERVICE

METER NUMBER	CURRENT READ	–	PREVIOUS READ	=	TOTAL USED
00000143-1299193	0		0		0 HCF

Service Availability Charge	63.33
Subtotal Water Charges	**$63.33**

Total Fire Service Charges $ 63.33

There are no Sewer Service Charges on Fire Service



Los Angeles Department of Water & Power

www.ladwp.com

BILL DATE	DATE DUE
Apr 26, 2017	May 15, 2017
ACCOUNT NUMBER	**AMOUNT DUE**
451 671 0000	$ 8,568.46

CUSTOMER SERVICE – 7:00 am - 6:00 pm
1-800-499-8840

RANCHO COLD STORAGE INC, 685 MESQUIT ST, LOS ANGELES, CA 90021

Paying Your Bill

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IN PERSON
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Account Summary

Previous Account Balance		$ 8,346.78
Payment Received 4/10/17	*Thank you*	-8,346.78
New Charges		+ 8,568.46
	Total Amount Due	**$ 8,568.46**

Summary of New Charges

Details on following pages.

Los Angeles Department of Water and Power Charges				
800-499-8840	Electric Charges	3/27/17 - 4/25/17	55,360 kWh	$8,568.46
			Total LADWP Charges	**$ 8,568.46**

Total New Charges $ 8,568.46

PLEASE KEEP THIS PORTION FOR YOUR RECORDS. IF PAYING IN PERSON, BRING ENTIRE BILL TO CUSTOMER SERVICE CENTER

Other Important Phone Numbers

HEARING OR SPEECH-IMPAIRED - TTY
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CITY OF LOS ANGELES UTILITY TAX
1-800-215-6277

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Los Angeles Department of Water & Power
www.ladwp.com 1-800-499-8840
Hours of operation - 7 am to 6 pm

DEFINITIONS

CRPSEA – (Capped Renewable Portfolio Standard Energy Adjustment) a charge reflecting the costs associated with RPS Operations and Maintenance, RPS debt service, and Energy Efficiency Programs.

ECA – (Energy Cost Adjustment) an adjustment that reflects the variations of fuel, energy and other associated costs.

ESA – (Electric Subsidy Adjustment) a charge reflecting the costs of subsidies including senior, disabled, low income, traffic control lighting, and enterprise zone.

IRCA – (Incremental Reliability Cost Adjustment) a charge reflecting Operations and Maintenance and debt service related to Power Reliability Program cost and legacy RCA under-collection.

kWh – (kilo-watt-hour) the units in which electric usage is measured. One kWh equals 1000 watts of electricity used for one hour.

RCA – (Reliability Cost Adjustment) a charge reflecting the costs to support additional capital investments needed to improve reliability in areas of power distribution, transmission and generation infrastructure.

VEA – (Variable Energy Adjustment) a charge reflecting the costs of fuel, non-RPS power purchase agreements, non-RPS economy purchases, legacy ECAF under-collection, and base rate decoupling from energy efficiency impact.

VRPSEA – (Variable Renewable Portfolio Standard Energy Adjustment) a charge reflecting the costs of RPS market purchases and RPS costs above and beyond any Operations and Maintenance and debt service payments.

Electric Charges

SA # : 4516710848

BILLING PERIOD 3/27/17 - 4/25/17
DAYS 29

RATE SCHEDULE
A-2 and A-2[i] Primary Electric - Rate B TOU - KVAR Metered Service

NEXT SCHEDULED READ DATE
5/24/17

METER NUMBER
APMV00222-0002228
2

SERVES
LOW PEAK KVARH

PERIOD	CURRENT READ	–	PREVIOUS READ	x	MULTIPLIER	=	TOTAL USED
High Peak kW	1.49				80		119.2 kW
Low Peak kW	1.77				80		141.6 kW
Base kW	1.52				80		121.6 kW
High Peak kWh	8148		8058		80		7200 kWh
Low Peak kWh	11729		11594		80		10800 kWh
Base kWh	40768		40301		80		37360 kWh
High Peak kVarh	6614		6541		80		5840 kVarh
Low Peak kVarh	9597		9490		80		8560 kVarh
Base kVarh	35067		34662		80		32400 kVarh

Service Charge		28.00
Facilities Charge	141.6 kW x $5.36/kW	758.98
ESA	141.6 kW x $0.46/kW	65.14
RCA	141.6 kW x $0.96/kW	135.94
IRCA	141.6 kW x $0.70/kW	99.12
IRCA based on KWH	55,360 kWH x $0.00227/kWH	125.67
High Peak Low Season Demand	119.2 kW x $4.75/kW	566.20
High Peak Low Season Energy	7,200 kWh x $0.0511/kWh	367.92
High Peak ECA	7,200 kWh x $0.0569/kWh	409.68
High Peak VEA - 4 days	993.10345 kWh x $-0.00684/kWh	-6.79
High Peak VEA - 25 days	6,206.89655 kWh x $-0.00515/kWh	-31.97
High Peak CRPSEA - 4 days	993.10345 kWh x $0.00444/kWh	4.41
High Peak CRPSEA - 25 days	6,206.89655 kWh x $0.00442/kWh	27.43
High Peak VRPSEA - 4 days	993.10345 kWh x $0.00979/kWh	9.72
High Peak VRPSEA - 25 days	6,206.89655 kWh x $0.01032/kWh	64.06
High Peak Subtotal	***(7,200 kWh x $0.19593/kWh)***	***$1,410.66***
Low Peak Low Season Demand	141.6 kW x $0.00/kW	0.00
Low Peak Low Season Energy	10,800 kWh x $0.0511/kWh	551.88
Low Peak ECA	10,800 kWh x $0.0569/kWh	614.52
Low Peak VEA - 4 days	1,489.65517 kWh x $-0.00684/kWh	-10.19
Low Peak VEA - 25 days	9,310.34483 kWh x $-0.00515/kWh	-47.95
Low Peak CRPSEA - 4 days	1,489.65517 kWh x $0.00444/kWh	6.61
Low Peak CRPSEA - 25 days	9,310.34483 kWh x $0.00442/kWh	41.15
Low Peak VRPSEA - 4 days	1,489.65517 kWh x $0.00979/kWh	14.58
Low Peak VRPSEA - 25 days	9,310.34483 kWh x $0.01032/kWh	96.08
Low Peak Subtotal	***(10,800 kWh x $0.11729/kWh)***	***$1,266.68***
Base Low Season Demand	121.6 kW x $0.00/kW	0.00

(Continued on next page)

Los Angeles Department of Water & Power
www.ladwp.com 1-800-499-8840
Hours of operation - 7 am to 6 pm

DEFINITIONS

CRPSEA – (Capped Renewable Portfolio Standard Energy Adjustment) a charge reflecting the costs associated with RPS Operations and Maintenance, RPS debt service, and Energy Efficiency Programs.

ECA – (Energy Cost Adjustment) an adjustment that reflects the variations of fuel, energy and other associated costs.

ESA – (Electric Subsidy Adjustment) a charge reflecting the costs of subsidies including senior, disabled, low income, traffic control lighting, and enterprise zone.

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VRPSEA – (Variable Renewable Portfolio Standard Energy Adjustment) a charge reflecting the costs of RPS market purchases and RPS costs above and beyond any Operations and Maintenance and debt service payments.

(Continued from previous page)

Base Low Season Energy	37,360 kWh x $0.03317/kWh	1,239.23
Base ECA	37,360 kWh x $0.0569/kWh	2,125.78
Base VEA - 4 days	5,153.10345 kWh x $-0.00684/kWh	-35.25
Base VEA - 25 days	32,206.89655 kWh x $-0.00515/kWh	-165.87
Base CRPSEA - 4 days	5,153.10345 kWh x $0.00444/kWh	22.88
Base CRPSEA - 25 days	32,206.89655 kWh x $0.00442/kWh	142.35
Base VRPSEA - 4 days	5,153.10345 kWh x $0.00979/kWh	50.45
Base VRPSEA - 25 days	32,206.89655 kWh x $0.01032/kWh	332.38
Base Subtotal	***(37,360 kWh x $0.09936/kWh)***	***$3,711.95***
Subtotal Electric Charges		**$7,602.14**
City of Los Angeles Utility Tax	$7,602.14 x 12.5%	950.27
State Energy Surcharge	55,360 kWh x $0.00029/kWh	16.05
	Total Electric Charges	**$ 8,568.46**

Green Power for a Green LA--LADWP's Green Power program replaces electricity from polluting power plants with energy generated from renewable resources. To learn more and sign up, visit www.ladwp.com/greenpower

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Minimum Charge – an amount charged if your usage falls below a certain minimum level to cover costs for services provided such as meter reading, billing, postage, etc. when a service charge is not applicable.

Power Factor – the ratio of real Energy (kWh) to reactive energy (kVarh) for a given time period. The Maximum value is 1.0

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PRINTED ON RECYCLED PAPER

CUSTOMER SERVICE – 7:00 am - 8:00 pm
1-800-499-8840

RANCHO COLD STORAGE INC, 658 MESQUIT ST, LOS ANGELES, CA 90021

Paying Your Bill

AUTOMATIC PAYMENT
Automatically pay from your checking or savings by logging in at *www.ladwp.com/combillpay*

ONLINE
Pay from your checking or savings any time by logging in at *www.ladwp.com/myaccount*

BY PHONE
Pay from your checking or savings any time by calling 1-877-MYPAYDWP (1-877-697-2939)

BY MAIL
Place your payment stub and your check or money order in the envelope provided with the bill.

IN PERSON
Pay at any Customer Service Center Locations are listed on the back of your payment stub and at *www.ladwp.com/servicecenters*

Account Summary

Previous Account Balance		$ 1,147.34
Payment Received 4/10/17	*Thank you*	-1,147.34
New Charges		+ 1,126.80
	Total Amount Due	**$ 1,126.80**

Summary of New Charges

Details on following pages.

Los Angeles Department of Water and Power Charges				
800-499-8840	Electric Charges	3/27/17 - 4/25/17	6,923 kWh	$1,126.80
			Total LADWP Charges	**$ 1,126.80**

Total New Charges $ 1,126.80

PLEASE KEEP THIS PORTION FOR YOUR RECORDS. IF PAYING IN PERSON, BRING ENTIRE BILL TO CUSTOMER SERVICE CENTER.

Other Important Phone Numbers

HEARING OR SPEECH-IMPAIRED - TTY
1-800-HEAR-DWP(432-7397)

CITY OF LOS ANGELES UTILITY TAX
1-800-215-6277

Correspondence Addresses

Please do not send correspondence with your payment. It may be delayed or lost.

LOS ANGELES DEPT OF WATER & POWER
PO Box 515407
Los Angeles,CA 90051-6707

Customer Service and Payment Information

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LATE PAYMENT CHARGE

A Late Payment Charge amounting to an 18% annual rate, computed on a daily basis, may be assessed on electric and water balances that are not paid by the due date. The charge is made for each day of the billing period shown on the current bill. Service may be discontinued for nonpayment.

IF YOU QUESTION YOUR LADWP CHARGES

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ELECTRONIC CHECK CONVERSION

Your payment may be processed as a check transaction or a one-time electronic fund transfer, which means funds may be withdrawn the same day as payment, and you will not receive your check back from your bank. For more information on electronic fund transfers and fees for insufficient funds, please see *www.ladwp.com/checkconversion*.

Los Angeles Department of Water & Power
www.ladwp.com 1-800-499-8840
Hours of operation - 7 am to 6 pm

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Electric Charges

SA # : 4939100550

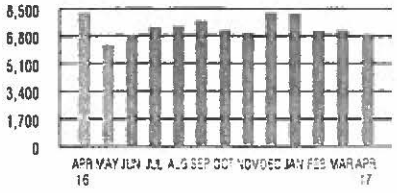
BILLING PERIOD 3/27/17 - 4/25/17
DAYS 29

RATE SCHEDULE
A-1 and A-1[i] Small General Electric - Rate A Standard Service

NEXT SCHEDULED READ DATE
5/24/17

METER NUMBER
M00009-00977696

USAGE HISTORY *(Total kWh)*



	Prev Yr	Apr 17
Total kWh used	8,264	6,923
Average daily kWh	258	239
Days in billing period	32	29
Your average daily cost of electricity		$38.86
Highest Demand in last 12 months:		19.02 kW

DESCRIPTION	CURRENT READ	–	PREVIOUS READ	=	TOTAL USED
Demand kW	16.11				16.11 kW
Energy kWh	67739		60816		6923 kWh

Service Charge		7.00
Facilities Charge	19.02 kW x $5.36/kW	101.95
ESA	19.02 kW x $0.46/kW	8.75
RCA	19.02 kW x $0.96/kW	18.26
IRCA	19.02 kW x $0.70/kW	13.31
IRCA based on KWH	6,923 kWH x $0.00227/kWH	15.72
Energy Charge Low Season	6,923 kWh x $0.0544/kWh	376.61
ECA	6,923 kWh x $0.0569/kWh	393.92
VEA - 4 days	954.89655 kWh x $-0.00684/kWh	-6.53
VEA - 25 days	5,968.10345 kWh x $-0.00515/kWh	-30.74
CRPSEA - 4 days	954.89655 kWh x $0.00444/kWh	4.24
CRPSEA - 25 days	5,968.10345 kWh x $0.00442/kWh	26.38
VRPSEA - 4 days	954.89655 kWh x $0.00979/kWh	9.35
VRPSEA - 25 days	5,968.10345 kWh x $0.01032/kWh	61.59
Subtotal Electric Charges		**$999.81**
City of Los Angeles Utility Tax	$999.81 x 12.5%	124.98
State Energy Surcharge	6,923 kWh x $0.00029/kWh	2.01
	Total Electric Charges	**$ 1,126.80**

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Los Angeles Department of Water & Power

www.ladwp.com

BILL DATE	DATE DUE
Apr 26, 2017	May 15, 2017
ACCOUNT NUMBER	**AMOUNT DUE**
693 910 0000	$ 4,666.95

CUSTOMER SERVICE – 7:00 am - 6:00 pm
1-800-499-8840

RANCHO COLD STORAGE INC, 658 MESQUIT ST, LOS ANGELES, CA 90021

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IN PERSON
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Account Summary

Previous Account Balance		$ 4,623.33
Payment Received 4/10/17	*Thank you*	-4,623.33
New Charges		+ 4,666.95
	Total Amount Due	**$ 4,666.95**

Summary of New Charges

Details on following pages.

Los Angeles Department of Water and Power Charges			
800-499-8840	Electric Charges 3/27/17 - 4/25/17	28,640 kWh	$4,666.95
	Total LADWP Charges		**$ 4,666.95**

Total New Charges $ 4,666.95

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Other Important Phone Numbers

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Los Angeles Department of Water & Power
www.ladwp.com 1-800-499-8840
Hours of operation - 7 am to 6 pm

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Electric Charges

SA # : 6939100542

BILLING PERIOD 3/27/17 - 4/25/17
DAYS 29

RATE SCHEDULE
A-2 and A-2[i] Primary Electric - Rate B TOU - KVAR Metered Service

NEXT SCHEDULED READ DATE
5/24/17

METER NUMBER
APMV00226-0000842
6

SERVES
BASE KVARH

PERIOD	CURRENT READ	–	PREVIOUS READ	x	MULTIPLIER	=	TOTAL USED
High Peak kW	0.47				160		75.2 kW
Low Peak kW	0.44				160		70.4 kW
Base kW	0.45				160		72 kW
High Peak kWh	2215		2190		160		4000 kWh
Low Peak kWh	3144		3108		160		5760 kWh
Base kWh	11116		10998		160		18880 kWh
High Peak kVarh	1764		1747		160		2720 kVarh
Low Peak kVarh	2570		2544		160		4160 kVarh
Base kVarh	9494		9398		160		15360 kVarh

Service Charge		28.00
Facilities Charge	89.6 kW x $5.36/kW	480.26
ESA	89.6 kW x $0.46/kW	41.22
RCA	89.6 kW x $0.96/kW	86.02
IRCA	89.6 kW x $0.70/kW	62.72
IRCA based on KWH	28,640 kWH x $0.00227/kWH	65.01
High Peak Low Season Demand	75.2 kW x $4.75/kW	357.20
High Peak Low Season Energy	4,000 kWh x $0.0511/kWh	204.40
High Peak ECA	4,000 kWh x $0.0569/kWh	227.60
High Peak VEA - 4 days	551.72414 kWh x $-0.00684/kWh	-3.77
High Peak VEA - 25 days	3,448.27586 kWh x $-0.00515/kWh	-17.76
High Peak CRPSEA - 4 days	551.72414 kWh x $0.00444/kWh	2.45
High Peak CRPSEA - 25 days	3,448.27586 kWh x $0.00442/kWh	15.24
High Peak VRPSEA - 4 days	551.72414 kWh x $0.00979/kWh	5.40
High Peak VRPSEA - 25 days	3,448.27586 kWh x $0.01032/kWh	35.59
High Peak Subtotal (4,000 kWh x $0.20659/kWh)		***$826.35***
Low Peak Low Season Demand	70.4 kW x $0.00/kW	0.00
Low Peak Low Season Energy	5,760 kWh x $0.0511/kWh	294.34
Low Peak ECA	5,760 kWh x $0.0569/kWh	327.74
Low Peak VEA - 4 days	794.48276 kWh x $-0.00684/kWh	-5.43
Low Peak VEA - 25 days	4,965.51724 kWh x $-0.00515/kWh	-25.57
Low Peak CRPSEA - 4 days	794.48276 kWh x $0.00444/kWh	3.53
Low Peak CRPSEA - 25 days	4,965.51724 kWh x $0.00442/kWh	21.95
Low Peak VRPSEA - 4 days	794.48276 kWh x $0.00979/kWh	7.78
Low Peak VRPSEA - 25 days	4,965.51724 kWh x $0.01032/kWh	51.24
Low Peak Subtotal (5,760 kWh x $0.11729/kWh)		***$675.58***
Base Low Season Demand	72 kW x $0.00/kW	0.00

(Continued on next page)

Los Angeles Department of Water & Power
www.ladwp.com 1-800-499-8840
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(Continued from previous page)

Base Low Season Energy	18,880 kWh x $0.03317/kWh	626.25
Base ECA	18,880 kWh x $0.0569/kWh	1,074.27
Base VEA - 4 days	2,604.13793 kWh x $-0.00684/kWh	-17.81
Base VEA - 25 days	16,275.86207 kWh x $-0.00515/kWh	-83.82
Base CRPSEA - 4 days	2,604.13793 kWh x $0.00444/kWh	11.56
Base CRPSEA - 25 days	16,275.86207 kWh x $0.00442/kWh	71.94
Base VRPSEA - 4 days	2,604.13793 kWh x $0.00979/kWh	25.49
Base VRPSEA - 25 days	16,275.86207 kWh x $0.01032/kWh	167.97
	Base Subtotal (18,880 kWh x $0.09936/kWh)	***$1,875.85***
Subtotal Electric Charges		**$4,141.01**
City of Los Angeles Utility Tax	$4,141.01 x 12.5%	517.63
State Energy Surcharge	28,640 kWh x $0.00029/kWh	8.31
	Total Electric Charges	**$ 4,666.95**

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WHERE TO PAY YOUR BILL

All LADWP Customer Service Centers below are open Mon-Fri, except holidays, from 9:00 am to 5:00 pm. After hours payment depositories are located at all offices.

BISHOP
Main Office ..... 300 Mandich Street

METROPOLITAN LOS ANGELES
Main Office ..... 111 N. Hope St.
Boyle Heights ..... 919 S. Soto St., #10
Central ..... 4619 S. Central Ave.
Crenshaw-Baldwin Hills ..... 4030 Crenshaw Blvd.
Hollywood ..... 6547-B Sunset Blvd.
(entrance on Schrader Blvd.)
Lincoln Heights ..... 2417 Daly St.
Slauson-Vermont ..... 5928 S. Vermont Ave.
Watts ..... 1686 E. 103rd St

HARBOR AREA
San Pedro ..... 535 W. 9th St.
Wilmington ..... 931 N. Avalon Blvd

SAN FERNANDO VALLEY
Canoga Park ..... 7229 Winnetka Ave.
Mission Hills ..... 11100 Sepulveda Blvd., #3
Van Nuys ..... 6550 Van Nuys Blvd

WEST LOS ANGELES
West Los Angeles ..... 1394 S. Sepulveda Blvd

PRINTED ON RECYCLED PAPER

Los Angeles Department of Water & Power

www.ladwp.com

BILL DATE
Apr 26, 2017

ACCOUNT NUMBER
893 910 0000

DATE DUE
No Payment Due

AMOUNT DUE
$ 0.00

CUSTOMER SERVICE – 7:00 am - 6:00 pm
1-800-499-8840

Paying Your Bill

AUTOMATIC PAYMENT
Automatically pay from your checking or savings by logging in at *www.ladwp.com/combillpay*

ONLINE
Pay from your checking or savings any time by logging in at *www.ladwp.com/myaccount*

BY PHONE
Pay from your checking or savings any time by calling 1-877-MYPAYDWP (1-877-697-2939)

BY MAIL
Place your payment stub and your check or money order in the envelope provided with the bill.

IN PERSON
Pay at any Customer Service Center. Locations are listed on the back of your payment stub and at *www.ladwp.com/servicecenters*

Account Summary

Previous Account Balance		$ 25,467.36
Payment Received 4/17/17	*Thank you*	-25,467.36
Total Amount Due		**$ 0.00**

Total New Charges $ 0.00

PLEASE KEEP THIS PORTION FOR YOUR RECORDS. IF PAYING IN PERSON, BRING ENTIRE BILL TO CUSTOMER SERVICE CENTER

Los Angeles Department of Water & Power

P O Box 30808 • Los Angeles, CA 90030-0808

ELECTRONIC SERVICE REQUESTED

THIS IS YOUR BILL

6472 1 AV 0.373 06472 / 9471
RANCHO COLD STORAGE INC
670 MESQUIT ST
LOS ANGELES CA 90021-1306

For paperless billing, go to www.ladwp.com/myaccount

ACCOUNT NUMBER
893 910 0000

NO PAYMENT DUE

No payment is due at this time.

8939100000000000000000000

Los Angeles Department of Water & Power

www.ladwp.com

BILL DATE Jul 11, 2017
ACCOUNT NUMBER 793 910 0000
DATE DUE No Payment Due
CREDIT BALANCE $ -2,268.93

CUSTOMER SERVICE – 7:00 am - 6:00 pm
1-800-499-8840

RANCHO COLD STORAGE INC, 668 MESQUIT ST, LOS ANGELES, CA 90021

This bill corrects a previous bill and contains your new charges. Previous charges were cancelled and then rebilled correctly. Details on the following pages.

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ONLINE
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BY MAIL
Place your payment stub and your check or money order in the envelope provided with the bill.

IN PERSON
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Account Summary

Previous Account Balance		$ 1,725.21
Payment Received 6/12/17	*Thank you*	-1,725.21
Corrections *(see details on page 3)*		-$5,248.07
New Charges		+ 2,979.14
Credit Balance		**$ -2,268.93**

Summary of New Charges

Details on following pages.

Los Angeles Department of Water and Power Charges			
800-499-8840	Water Charges 5/24/17 - 6/26/17	335 HCF	$1,930.30
	Total LADWP Charges		**$ 1,930.30**

LADWP provides billing services for the Bureau of Sanitation. All money collected for the services listed in the City of Los Angeles Bureau of Sanitation Charges section is forwarded to them.

City of Los Angeles Bureau of Sanitation Charges			
800-773-2489	Sewer Charges 5/24/17 - 6/26/17		$1,048.84
	Total Sanitation Charges		**$ 1,048.84**

Total New Charges $ 2,979.14

Los Angeles Department of Water & Power

P.O. Box 30808 • Los Angeles, CA 90030-0808

ELECTRONIC SERVICE REQUESTED

THIS IS YOUR BILL

8891 1 AB 0.403 08891 / 3140
RANCHO COLD STORAGE INC
670 MESQUIT ST
LOS ANGELES CA 90021-1306

For paperless billing, go to www.ladwp.com/myaccount

ACCOUNT NUMBER
793 910 0000

NO PAYMENT DUE

No payment is due at this time. Your credit balance will be applied to your next bill.

7939100000000000000000001

Other Important Phone Numbers

HEARING OR SPEECH-IMPAIRED - TTY
1-800-HEAR-DWP(432-7397)

CITY OF LOS ANGELES UTILITY TAX
1-800-215-6277

Correspondence Addresses

Please do not send correspondence with your payment. It may be delayed or lost.

LOS ANGELES DEPT OF WATER & POWER
PO Box 515407
Los Angeles,CA 90051-6707

Customer Service and Payment Information

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LATE PAYMENT CHARGE

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IF YOU QUESTION YOUR LADWP CHARGES

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ELECTRONIC CHECK CONVERSION

Your payment may be processed as a check transaction or a one-time electronic fund transfer, which means funds may be withdrawn the same day as payment, and you will not receive your check back from your bank. For more information on electronic fund transfers and fees for insufficient funds, please see *www.ladwp.com/checkconversion*.

WHERE TO PAY YOUR BILL

All LADWP Customer Service Centers below are open Mon-Fri, except holidays, from 9:00 am to 5:00 pm. After hours payment depositories are located at all offices.

BISHOP
Main Office ..... 300 Mandich Street

METROPOLITAN LOS ANGELES
Main Office ..... 111 N. Hope St.
Boyle Heights ..... 919 S. Soto St., #10
Central ..... 4619 S. Central Ave.
Crenshaw-Baldwin Hills ..... 4030 Crenshaw Blvd.
Hollywood ..... 6547-B Sunset Blvd.
(entrance on Schrader Blvd.)
Lincoln Heights ..... 2417 Daly St.
Slauson-Vermont ..... 5928 S. Vermont Ave.
Watts ..... 1686 E. 103rd St.

HARBOR AREA
San Pedro ..... 535 W. 9th St.
Wilmington ..... 931 N. Avalon Blvd.

SAN FERNANDO VALLEY
Canoga Park ..... 7229 Winnetka Ave.
Mission Hills ..... 11100 Sepulveda Blvd., #3
Van Nuys ..... 6550 Van Nuys Blvd.

WEST LOS ANGELES
West Los Angeles ..... 1394 S. Sepulveda Blvd.

Corrections *(See details below)*

	CORRECTION DESCRIPTION	BILLING PERIOD CORRECTED	CANCELLED AMOUNT	CORRECTED AMOUNT	NET DIFFERENCE
1	Sewer Service Charges - Previous Estimated Read	12/27/16 - 5/24/17	$607.39	$2,714.45	$2,107.06
2	Water Service Charges - Previous Estimated Read	12/27/16 - 5/24/17	$1,117.82	$4,968.71	$3,850.89
3	Sewer Service Charges - Previous Estimated Read	12/27/16 - 2/24/17	$1,793.98	$0.00	-$1,793.98
4	Water Service Charges - Previous Estimated Read	12/27/16 - 2/24/17	$3,256.96	$0.00	-$3,256.96
5	Sewer Service Charges - Previous Estimated Read	2/24/17 - 3/27/17	$1,127.10	$0.00	-$1,127.10
6	Water Service Charges - Previous Estimated Read	2/24/17 - 3/27/17	$2,180.13	$0.00	-$2,180.13
7	Sewer Service Charges - Previous Estimated Read	3/27/17 - 4/25/17	$989.35	$0.00	-$989.35
8	Water Service Charges - Previous Estimated Read	3/27/17 - 4/25/17	$1,858.50	$0.00	-$1,858.50

Total Corrections -$5,248.07

Correction 1

Sewer Charges

SA # : 7939100927

CORRECTED BILLING for period shown

BILLING PERIOD	DAYS	SEWER RATE SCHEDULE
12/27/16 - 5/24/17	148	Sewer Service Charge - Multi Dwell and Commercial

Sewer Service Charge - 148 days *	598.23000 HCF x $4.51/HCF	2,698.02
Sewer Service Low Income Surcharge*		16.43

CORRECTED **Sewer Charges $ 2,714.45**

**Your Sewer Service Charge is calculated on 69% of your water consumption.*

Correction 2

Water Charges

SA # : 7939100928

CORRECTED BILLING for period shown

BILLING PERIOD	DAYS	RATE SCHEDULE
12/27/16 - 5/24/17	148	Water Schedule C - Comm, Ind, Govt and Temp Service

TIER 1 ALLOTMENT
0 HCF

METER NUMBER	DESCRIPTION	ENDING READ	–	BEGINNING READ	=	TOTAL USED
96118402	SMALL	722		455		267 HCF
96118402	LARGE	10762		10162		600 HCF
96118402	SMALL	722		722		0 HCF
96118402	LARGE	20780		20780		0 HCF
		ESTIMATED		*ESTIMATED*		

Tier 1 Water	867 HCF x $5.73092/HCF	4,968.71
Subtotal Water Charges		**$4,968.71**

CORRECTED **Water Charges $ 4,968.71**

New Charges

Los Angeles Department of Water & Power
www.ladwp.com 1-800-499-8840
Hours of operation - 7 am to 6 pm

DEFINITIONS

HCF – (Hundred Cubic Feet) the units in which water usage is measured. One HCF equals 748 gallons.

Rate Schedule – rates, based on type of use, approved by the Board of Water and Power Commissioners and adopted by the City Council. For a list, visit www.ladwp.com

Tier (Commercial) – One of two usage ranges used in a pricing method that provides an incentive to conserve water. The first usage range (Winter Tier 1 allotment) is based on average consumption for the preceding Dec. - Mar. Any usage over the Tier 1 allotment is billed at a higher rate (Tier 2). During the High Season months (June 1 - Sept. 30), Tier 1 allotment shall be 105% of Winter Tier 1 allotment. Shortage year water rates no longer apply.

Water Charges

SA # : 7939100928

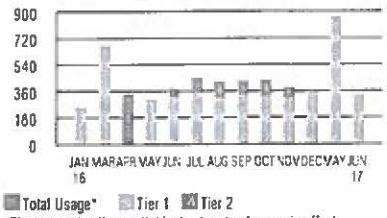
BILLING PERIOD 5/24/17 - 6/26/17
DAYS 33

RATE SCHEDULE
Water Schedule C - Comm, Ind, Govt and Temp Service

NEXT SCHEDULED READ DATE
7/25/17

SERVES
668--70

USAGE HISTORY *(Total HCF)*



*Tier usage detail unavailable due to rate changes in effect

	Prev Yr	Jun 17
Total HCF used	381	335
Average daily gallons	9500	7593
Days in billing period	30	33
Your average daily cost of water		$58.49
Your average cost per gallon of water		$0.01

1 Hundred Cubic Feet (HCF) = 748 Gallons

METER NUMBER	DESCRIPTION	CURRENT READ	-	PREVIOUS READ	=	TOTAL USED
96118402	SMALL	829		712		117 HCF
96118402	LARGE	21527		21309		218 HCF

Tier 1 Water	335 HCF x $5.76209/HCF	1,930.30
Subtotal Water Charges		**$1,930.30**
	Total Water Charges	**$ 1,930.30**

Your Water Usage by Tier

Tier 1 Water Allotment $5.76209/HCF	Tier 2
335 HCF	More than 335 HCF

Usage is billed at different rates, depending on how much you use. The graph shows how your water usage relates to these tiers, and the rate you paid in each tier. For more, visit www.ladwp.com/res_water

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July - December 2017 Biannual Notice of Change in LADWP WATER RATES

Julio - diciembre 2017 Aviso bianual de cambio a las TARIFAS DE AGUA DE LADWP

This notice is to inform you of the expected biannual water rate adjustments authorized by the Water Rate Ordinance for the City of Los Angeles that reflect the cost of buying water from the Metropolitan Water District (MWD) and executing other water projects and programs. These factors will become effective July 1, 2017. Individual rate adjustments will be an increase or decrease, as shown below. More information about LADWP's water rates can be found on the Department website at www.ladwp.com/waterrates.

Este aviso es para informarle del ajuste bianual a las tarifas de agua autorizados por la Ordenanza de la Tarifa de Agua de la Ciudad de Los Angeles que reflejan el costo de comprar agua del Metropolitan Water District (MWD) y para otros proyectos y programas de agua. Estos factores tomaran vigencia a partir del 1º de julio, 2017. Ajustes de tarifa individuales aumentarán o disminuirán en la muestra a continuación. una reduccion, como demostrado debajo. Más información sobre las tarifas de agua de LADWP está disponible en el sitio Web del departamento: www.ladwp.com/waterrates.

The factors below are per Hundred Cubic Feet (HCF) of water used.
One HCF equals 748 gallons.

Las tarifas debajo son por unidades de cien pies cúbicos (HCF, por sus siglas en inglés) de agua usada. Un HCF es igual a 748 galones.

Water Rate Adjustment Factors	Factores de Ajustes de Tarifas de Agua	Jan - Jun 2017 ene - jun 2017	Increase (Decrease) from Previous Quarter Aumento (Reducir) del Trimestre Previo	Jul - Dec 2017 jul - dic 2017
Water Supply Cost Adjustment Factor Tier 1	Ajuste al Costo de Suministro de Agua Nivel 1	$ 1.525	($ 0.404)	$ 1.121
Water Supply Cost Adjustment Factor Tier 2	Ajuste al Costo de Suministro de Agua Nivel 2	$ 2.974	($ 0.223)	$ 2.751
Water Supply Cost Adjustment Factor Tier 3	Ajuste al Costo de Suministro de Agua Nivel 3	$ 3.093	$ 1.168	$ 4.261
Water Supply Cost Adjustment Factor Tier 4	Ajuste al Costo de Suministro de Agua Nivel 4	$ 3.093	$ 1.267	$ 4.360
Water Quality Improvement	Mejoras de Calidad de Agua	$ 1.376	($ 0.106)	$ 1.270
Owens Valley Regulatory	Regulador de Owens Valley	$ 0.297	($ 0.024)	$ 0.273
Water Infrastructure	Infraestructura de Agua	$ 0.351	$ 0.121	$ 0.472
Base Rate Revenue Target Adjustment Factor	Ajuste de Objetivo Básico de Ingresos			
Schedule A	Calendario A	$ 0.235	$ 0.000	$ 0.235
Schedule B	Calendario B	$ 0.339	$ 0.000	$ 0.339
Schedule Other	Calendario Otro	$ 0.105	$ 0.000	$ 0.105
Low-Income Subsidy	Subsidio para Clientes de Bajos Recursos	$ 0.135	($ 0.015)	$ 0.120
Water Expense Stabilization	Estabilización del Costo de Agua	$ 0.181	$ 0.000	$ 0.181

For the year beginning January 1, 2017 and ending December 31, 2017, Outside City Surcharge will be $0.000, a decrease of $0.441 from the January 2016 - December 2016 surcharge of $0.441.

Para el año empezando el 1 de enero de 2017 y terminando el 31 de diciembre, de Recargo Fuera de la Ciudad será $0.000, una reducción de $0.441 del recargo de enero 2016 a diciembre 2016 de $0.441

Sewer Charges

SA # : 7939100927

BILLING PERIOD	DAYS	SEWER RATE SCHEDULE
5/24/17 - 6/26/17	33	Sewer Service Charge - Multi Dwell and Commercial

Sewer Service Charge*	231.15000 HCF x $4.51/HCF	1,042.49
Sewer Service Low Income Surcharge*		6.35
Total Sewer Charges		**$ 1,048.84**

Your Sewer Service Charge is calculated on 69% of your water consumption

environment SANITATION
CITY OF LOS ANGELES

www.lacitysan.org 1-800-773-2489
Hours of operation - 24/7

DEFINITIONS

Low Income Sewer Surcharge - an amount charged to each customer to help cover the costs of providing sewer service subsidies to low income customers, required by state and federal law.

Sewer Service Charge - (SSC) a charge for use of the sewer system, to cover the costs of constructing and maintaining wastewater facilities such as sewers and sewage treatment plants, and for treating sewage.

Los Angeles Department of Water & Power

www.ladwp.com

BILL DATE	DATE DUE
Jan 4, 2017	Jan 23, 2017
ACCOUNT NUMBER	**AMOUNT DUE**
893 910 0000	$ 24,196.37

CUSTOMER SERVICE – 7:00 am - 6:00 pm
1-800-499-8840

RANCHO COLD STORAGE INC, 670 MESQUIT ST, LOS ANGELES, CA 90021

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IN PERSON
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Account Summary

Pd 1-10-17 CK #45073

Previous Account Balance		$ 0.00
Payment Received	*No payment received*	- .00
New Charges		+ 24,196.37
	Total Amount Due	**$ 24,196.37**

Summary of New Charges

Details on following pages.

Los Angeles Department of Water and Power Charges		
800-499-8840	Electric Charges 12/1/16 - 1/1/17	$24,196.37
	Total LADWP Charges	**$ 24,196.37**

Total New Charges $ 24,196.37

PLEASE KEEP THIS PORTION FOR YOUR RECORDS. IF PAYING IN PERSON, BRING ENTIRE BILL TO CUSTOMER SERVICE CENTER

Other Important Phone Numbers

HEARING OR SPEECH-IMPAIRED - TTY
1-800-HEAR-DWP(432-7397)

CITY OF LOS ANGELES UTILITY TAX
1-800-215-6277

Correspondence Addresses

Please do not send correspondence with your payment. It may be delayed or lost.

LOS ANGELES DEPT OF WATER & POWER
PO Box 515407
Los Angeles,CA 90051-6707

Customer Service and Payment Information

WHEN TO PAY YOUR BILL

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LATE PAYMENT CHARGE

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IF YOU QUESTION YOUR LADWP CHARGES

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Los Angeles Department of Water & Power
www.ladwp.com 1-800-499-8840
Hours of operation - 7 am to 6 pm

DEFINITIONS

CRPSEA – (Capped Renewable Portfolio Standard Energy Adjustment) a charge reflecting the costs associated with RPS Operations and Maintenance, RPS debt service, and Energy Efficiency Programs.

ECA – (Energy Cost Adjustment) an adjustment that reflects the variations of fuel, energy and other associated costs.

ESA – (Electric Subsidy Adjustment) a charge reflecting the costs of subsidies including senior, disabled, low income, traffic control lighting, and enterprise zone.

IRCA – (Incremental Reliability Cost Adjustment) a charge reflecting Operations and Maintenance and debt service related to Power Reliability Program cost and legacy RCA under-collection.

kWh – (kilo-watt-hour) the units in which electric usage is measured. One kWh equals 1000 watts of electricity used for one hour.

RCA – (Reliability Cost Adjustment) a charge reflecting the costs to support additional capital investments needed to improve reliability in areas of power distribution, transmission and generation infrastructure.

VEA – (Variable Energy Adjustment) a charge reflecting the costs of fuel, non-RPS power purchase agreements, non-RPS economy purchases, legacy ECAF under-collection, and base rate decoupling from energy efficiency impact.

VRPSEA – (Variable Renewable Portfolio Standard Energy Adjustment) a charge reflecting the costs of RPS market purchases and RPS costs above and beyond any Operations and Maintenance and debt service payments.

Electric Charges

SA # : 8939100325

BILLING PERIOD 12/1/16 - 1/1/17
DAYS 32

RATE SCHEDULE
Initial Version

Service Charge	150.00
Facility Charge	2,305.08
Energy High-Peak	789.24
Energy Low-Peak	2,279.20
Energy Base	5,712.91
Reactive High-Peak	100.11
Reactive Low-Peak	295.45
Reactive Base	510.11
ECA	13,557.32
ESA	232.53
RCA	485.28
VEA	-2,971.17
CRPSEA	988.81
VRPSEA	2,544.69
IRCA	894.71
Special XCD/XRT Discount	-6,427.81
City of Los Angeles Utility Tax	2,680.81
State Energy Surcharge	69.10
Total Electric Charges	**$ 24,196.37**

***Green Power for a Green LA**--LADWP's Green Power program replaces electricity from polluting power plants with energy generated from renewable resources. To learn more and sign up visit www.ladwp.com/greenpower*

Electric Definitions

Demand Charge – a charge related to maximum power measured in kilowatts (kW). It is the highest kW as measured by the meter over a continuous 15 minute interval during the billing period.

Facilities Charge – a charge to recover the cost of transformer and line capacity used in meeting customer's maximum demand as recorded in the last twelve months.

kVarh – (kilo-var-hour) the units in which electric reactive energy usage is measured. One kVarh equals 1000 volt-ampere reactive energy use for one hour.

Minimum Charge – an amount charged if your usage falls below a certain minimum level to cover costs for services provided such as meter reading, billing, postage, etc. when a service charge is not applicable.

Power Factor – the ratio of real Energy (kWh) to reactive energy (kVarh) for a given time period. The Maximum value is 1.0.

Rate Schedule – rates, based on type of use, approved by the Board of Water and Power Commissioners and adopted by the City Council. For a list, visit www.ladwp.com.

RPS – Renewable Portfolio Standard program to increase the use of energy from photovoltaics, wind, biomass, and other renewable sources.

Service Charge – a charge for services provided such as meter reading, billing, postage, etc.

Time-of-Use – Time-of-Use rates are based on the time of day that you use electricity. During the Base hours, when customer use is low, your price will be lower than the standard rate. Prices during Low Peak hours are slightly higher than standard rate. In High Peak hours, the cost to supply energy is the highest, and it will cost more than the standard rate.



Los Angeles Department of Water & Power

www.ladwp.com

BILL DATE	DATE DUE	Page
Jan 27, 2017	Feb 15, 2017	
ACCOUNT NUMBER	**AMOUNT DUE**	
322 391 0704	$ 241.52	

CUSTOMER SERVICE – 7:00 am - 6:00 pm
1-800-499-8840

RANCHO COLD STORAGE INC, 670 MESQUIT ST, LOS ANGELES, CA 90021

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Account Summary

Previous Account Balance		$ 241.5
Payment Received 1/9/17	*Thank you*	-241.5
New Charges		+ 241.5
Total Amount Due		**$ 241.52**

Summary of New Charges

Details on following pages.

Los Angeles Department of Water and Power Charges		
800-499-8840	Area Lighting Charges	$241.52
	Total LADWP Charges	**$ 241.52**
	Total New Charges	**$ 241.52**

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PO Box 515407
Los Angeles,CA 90051-6707

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ELECTRONIC CHECK CONVERSION

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Los Angeles Department of Water & Power
www.ladwp.com 1-800-499-8840
Hours of operation - 7 am to 6 pm

DEFINITIONS

Electric Subsidy Adjustment – a charge, based on usage, to help cover costs of special customer subsidies including senior, disabled and low income.

Energy Cost Adjustment – an adjustment that reflects the variations in what LADWP pays for the energy they deliver to customers.

kWh – (kilowatt-hours) the units in which electric meters measure usage. 1 kWh equals 1000 watts of electricity supplied for one hour.

Reliability Cost Adjustment – an amount reflecting the costs to support additional capital investments needed to improve reliability in areas of power distribution, transmission and generation infrastructures.

Service Charge – a charge for non-measured services provided (meter reading, billing, postage, etc.)

Area Lighting Charges

SA # : 3223910222

BILLING PERIOD 12/28/16 - 1/27/17 **DAYS** 30
RATE SCHEDULE Outdoor Area Lighting Service and OAL[i]

Type of Light	Number	Start Date	End Date
OAL DH Metal Halide 250W	1 lamp	12/29/16	1/27/17

BILLING PERIOD	DAYS	RATE SCHEDULE
12/29/16 - 12/31/16	3	Outdoor Area Lighting Service and OAL[i]

OAL DH Metal Halide 250W - 3 days	$18.25/lamp 1 lamp(s) x per month	1.83
Area Lighting Charges 12/29/16 - 12/31/16 (3 Days)		**$1.83**

BILLING PERIOD	DAYS	RATE SCHEDULE
1/1/17 - 1/27/17	27	Outdoor Area Lighting Service and OAL[i]

OAL DH Metal Halide 250W - 27 days	$18.25/lamp 1 lamp(s) x per month	16.43
Area Lighting Charges 1/1/17 - 1/27/17 (27 Days)		**$16.43**

Total Area Lighting Charges $ 18.26

Area Lighting Charges

SA # : 3223910312

BILLING PERIOD 12/28/16 - 1/27/17 **DAYS** 30
RATE SCHEDULE Outdoor Area Lighting Service and OAL[i]

Type of Light	Number	Start Date	End Date
OAL DH Metal Halide 1000W	3 lamps	12/29/16	1/27/17

BILLING PERIOD	DAYS	RATE SCHEDULE
12/29/16 - 12/31/16	3	Outdoor Area Lighting Service and OAL[i]

OAL DH Metal Halide 1000W - 3 days	$36.25/lamp 3 lamp(s) x per month	10.88
Area Lighting Charges 12/29/16 - 12/31/16 (3 Days)		**$10.88**

BILLING PERIOD	DAYS	RATE SCHEDULE
1/1/17 - 1/27/17	27	Outdoor Area Lighting Service and OAL[i]

OAL DH Metal Halide 1000W - 27 days	$36.25/lamp 3 lamp(s) x per month	97.88
Area Lighting Charges 1/1/17 - 1/27/17 (27 Days)		**$97.88**

Total Area Lighting Charges $ 108.76

Area Lighting Charges

SA # : 3223910708

BILLING PERIOD: 12/28/16 - 1/27/17 | DAYS: 30
RATE SCHEDULE: Outdoor Area Lighting Service and OAL[i]

Type of Light	Number	Start Date	End Date
OAL DH Metal Halide 1000W	2 lamps	12/29/16	1/27/17

BILLING PERIOD	DAYS	RATE SCHEDULE
12/29/16 - 12/31/16	3	Outdoor Area Lighting Service and OAL[i]

OAL DH Metal Halide 1000W - 3 days	2 lamp(s) x $36.25/lamp per month	7.25
Area Lighting Charges 12/29/16 - 12/31/16 (3 Days)		**$7.25**

BILLING PERIOD	DAYS	RATE SCHEDULE
1/1/17 - 1/27/17	27	Outdoor Area Lighting Service and OAL[i]

OAL DH Metal Halide 1000W - 27 days	2 lamp(s) x $36.25/lamp per month	65.25
Area Lighting Charges 1/1/17 - 1/27/17 (27 Days)		**$65.25**

Total Area Lighting Charges $ 72.50

Area Lighting Charges

SA # : 3223910840

BILLING PERIOD: 12/28/16 - 1/27/17 | DAYS: 30
RATE SCHEDULE: Outdoor Area Lighting Service and OAL[i]

Type of Light	Number	Start Date	End Date
OAL DH Metal Halide 400W	2 lamps	12/29/16	1/27/17

BILLING PERIOD	DAYS	RATE SCHEDULE
12/29/16 - 12/31/16	3	Outdoor Area Lighting Service and OAL[i]

OAL DH Metal Halide 400W - 3 days	2 lamp(s) x $21.00/lamp per month	4.20
Area Lighting Charges 12/29/16 - 12/31/16 (3 Days)		**$4.20**

BILLING PERIOD	DAYS	RATE SCHEDULE
1/1/17 - 1/27/17	27	Outdoor Area Lighting Service and OAL[i]

OAL DH Metal Halide 400W - 27 days	2 lamp(s) x $21.00/lamp per month	37.80
Area Lighting Charges 1/1/17 - 1/27/17 (27 Days)		**$37.80**

Total Area Lighting Charges $ 42.00

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Los Angeles Department of Water & Power

www.ladwp.com

BILL DATE	DATE DUE	Page
Jan 27, 2017	Feb 15, 2017	
ACCOUNT NUMBER	**AMOUNT DUE**	
384 550 0000	$ 219.24	

CUSTOMER SERVICE – 7:00 am - 6:00 pm
1-800-499-8840

RANCHO COLD STORAGE INC, 690 MESQUIT ST, LOS ANGELES, CA 90021

Paying Your Bill

AUTOMATIC PAYMENT
Automatically pay from your checking or savings by logging in at *www.ladwp.com/combillpay*

ONLINE
Pay from your checking or savings any time by logging in at *www.ladwp.com/myaccount*

BY PHONE
Pay from your checking or savings any time by calling 1-877-MYPAYDWP (1-877-697-2939)

BY MAIL
Place your payment stub and your check or money order in the envelope provided with the bill.

IN PERSON
Pay at any Customer Service Center. Locations are listed on the back of your payment stub and at *www.ladwp.com/servicecenters*

Account Summary

Previous Account Balance		$ 219.2
Payment Received 1/9/17	*Thank you*	-219.2
New Charges		+ 219.2
	Total Amount Due	**$ 219.24**

Summary of New Charges

Details on following pages

Los Angeles Department of Water and Power Charges			
800-499-8840	Fire Service Charges 12/28/16 - 1/27/17	$219.24	
		Total LADWP Charges	**$ 219.24**

Total New Charges $ 219.24

PLEASE KEEP THIS PORTION FOR YOUR RECORDS. IF PAYING IN PERSON, BRING ENTIRE BILL TO CUSTOMER SERVICE CENTER

Other Important Phone Numbers

HEARING OR SPEECH-IMPAIRED - TTY
1-800-HEAR-DWP(432-7397)

CITY OF LOS ANGELES UTILITY TAX
1-800-215-6277

Correspondence Addresses

Please do not send correspondence with your payment. It may be delayed or lost.

LOS ANGELES DEPT OF WATER & POWER
PO Box 515407
Los Angeles,CA 90051-6707

Customer Service and Payment Information

WHEN TO PAY YOUR BILL

Your bill is due and payable on presentation and shall become delinquent nineteen days after the date of presentation. The payment due on your bill applies to the current charges only and does not extend the due date on any unpaid previous balance. Current City of Los Angeles policy provides for notification ten (10) days prior to discontinuance of service for nonpayment.

LATE PAYMENT CHARGE

A Late Payment Charge amounting to an 18% annual rate, computed on a daily basis, may be assessed on electric and water balances that are not paid by the due date. The charge is made for each day of the billing period shown on the current bill. Service may be discontinued for nonpayment.

IF YOU QUESTION YOUR LADWP CHARGES

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Los Angeles Department of Water & Power
www.ladwp.com 1-800-499-8840
Hours of operation - 7 am to 6 pm

Fire Service Charges

SA # : 3845500511

BILLING PERIOD	DAYS	RATE SCHEDULE
12/28/16 - 1/27/17	30	Water Schedule E - Private Fire Service

SERVES
8" FIRE SERVICE

METER NUMBER	CURRENT READ	–	PREVIOUS READ	=	TOTAL USED
00001233-515369	0		0		0 HCF

Service Availability Charge	219.24
Subtotal Water Charges	**$219.24**

Total Fire Service Charges $ 219.24

There are no Sewer Service Charges on Fire Service



Los Angeles Department of Water & Power

www.ladwp.com

BILL DATE	DATE DUE	Page
Jan 27, 2017	Feb 15, 2017	
ACCOUNT NUMBER	**AMOUNT DUE**	
393 910 0000	$ 63.33	

CUSTOMER SERVICE – 7:00 am - 6:00 pm
1-800-499-8840

RANCHO COLD STORAGE INC, 658 MESQUIT ST, LOS ANGELES, CA 90021

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IN PERSON
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Account Summary

Previous Account Balance		$ 63.3
Payment Received 1/9/17	*Thank you*	-63.3
New Charges		+ 63.3
	Total Amount Due	**$ 63.33**

Summary of New Charges

Details on following pages.

Los Angeles Department of Water and Power Charges			
800-499-8840	Fire Service Charges 12/28/16 - 1/27/17	$63.33	
		Total LADWP Charges	**$ 63.33**

Total New Charges $ 63.33

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ither Important Phone Numbers

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1-800-215-6277

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PO Box 515407
Los Angeles,CA 90051-6707

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Los Angeles Department of Water & Power
www.ladwp.com 1-800-499-8840
Hours of operation - 7 am to 6 pm

Fire Service Charges

SA # : 3939100187

BILLING PERIOD	DAYS	RATE SCHEDULE
12/28/16 - 1/27/17	30	Water Schedule E - Private Fire Service

SERVES
4" FIRE SERVICE

METER NUMBER	CURRENT READ	–	PREVIOUS READ	=	TOTAL USED
00000143-1299193	0		0		0 HCF

Service Availability Charge	63.33
Subtotal Water Charges	**$63.33**

Total Fire Service Charges $ 63.33

There are no Sewer Service Charges on Fire Service



Los Angeles Department of Water & Power

www.ladwp.com

BILL DATE	DATE DUE	Page
Jan 27, 2017	Feb 15, 2017	
ACCOUNT NUMBER	**AMOUNT DUE**	
451 671 0000	$ 7,173.29	

CUSTOMER SERVICE – 7:00 am - 6:00 pm
1-800-499-8840

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Account Summary

Previous Account Balance		$ 7,844.2
Payment Received 1/9/17	*Thank you*	-7,844.2
New Charges		+ 7,173.2
	Total Amount Due	**$ 7,173.2**

Summary of New Charges

Details on following pages.

Los Angeles Department of Water and Power Charges		
800-499-8840	Electric Charges 12/27/16 - 1/27/17 46,320 kWh $7,173.29	
	Total LADWP Charges	**$ 7,173.29**

Total New Charges $ 7,173.29

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Los Angeles Department of Water & Power
www.ladwp.com 1-800-499-8840
Hours of operation - 7 am to 6 pm

DEFINITIONS

CRPSEA – (Capped Renewable Portfolio Standard Energy Adjustment) a charge reflecting the costs associated with RPS Operations and Maintenance, RPS debt service, and Energy Efficiency Programs.

ECA – (Energy Cost Adjustment) an adjustment that reflects the variations of fuel, energy and other associated costs.

ESA – (Electric Subsidy Adjustment) a charge reflecting the costs of subsidies including senior, disabled, low income, traffic control lighting, and enterprise zone.

IRCA – (Incremental Reliability Cost Adjustment) a charge reflecting Operations and Maintenance and debt service related to Power Reliability Program cost and legacy RCA under-collection.

kWh – (kilo-watt-hour) the units in which electric usage is measured. One kWh equals 1000 watts of electricity used for one hour.

RCA – (Reliability Cost Adjustment) a charge reflecting the costs to support additional capital investments needed to improve reliability in areas of power distribution, transmission and generation infrastructure.

VEA – (Variable Energy Adjustment) a charge reflecting the costs of fuel, non-RPS power purchase agreements, non-RPS economy purchases, legacy ECAF under-collection, and base rate decoupling from energy efficiency impact.

VRPSEA – (Variable Renewable Portfolio Standard Energy Adjustment) a charge reflecting the costs of RPS market purchases and RPS costs above and beyond any Operations and Maintenance and debt service payments.

Electric Charges

SA # : 4516710848

BILLING PERIOD 12/27/16 - 1/27/17
DAYS 31

RATE SCHEDULE
A-2 and A-2[i] Primary Electric - Rate B TOU - KVAR Metered Service

NEXT SCHEDULED READ DATE
2/24/17

METER NUMBER
APMV00222-0002228
SERVES
2 LOW PEAK KVARH

PERIOD	CURRENT READ	–	PREVIOUS READ	x	MULTIPLIER	=	TOTAL USED
High Peak kW	1.25				80		100 kW
Low Peak kW	1.29				80		103.2 kW
Base kW	1.37				80		109.6 kW
High Peak kWh	7893		7817		80		6080 kWh
Low Peak kWh	11359		11245		80		9120 kWh
Base kWh	39432		39043		80		31120 kWh
High Peak kVarh	6406		6341		80		5200 kVarh
Low Peak kVarh	9295		9196		80		7920 kVarh
Base kVarh	33897		33549		80		27840 kVarh

Service Charge		28.00
Facilities Charge	133.6 kW x $5.36/kW	716.10
ESA	133.6 kW x $0.46/kW	61.46
RCA	133.6 kW x $0.96/kW	128.26
IRCA	133.6 kW x $0.70/kW	93.52
IRCA based on KWH	46,320 kWH x $0.00227/kWH	105.15
High Peak Low Season Demand	100 kW x $4.75/kW	475.00
High Peak Low Season Energy	6,080 kWh x $0.0511/kWh	310.69
High Peak ECA	6,080 kWh x $0.0569/kWh	345.95
High Peak VEA - 4 days	784.51613 kWh x $-0.01247/kWh	-9.78
High Peak VEA - 27 days	5,295.48387 kWh x $-0.00684/kWh	-36.22
High Peak CRPSEA - 4 days	784.51613 kWh x $0.00415/kWh	3.26
High Peak CRPSEA - 27 days	5,295.48387 kWh x $0.00444/kWh	23.51
High Peak VRPSEA - 4 days	784.51613 kWh x $0.01068/kWh	8.38
High Peak VRPSEA - 27 days	5,295.48387 kWh x $0.00979/kWh	51.84
High Peak Subtotal	***(6,080 kWh x $0.19287/kWh)***	***$1,172.63***
Low Peak Low Season Demand	103.2 kW x $0.00/kW	0.00
Low Peak Low Season Energy	9,120 kWh x $0.0511/kWh	466.03
Low Peak ECA	9,120 kWh x $0.0569/kWh	518.93
Low Peak VEA - 4 days	1,176.77419 kWh x $-0.01247/kWh	-14.67
Low Peak VEA - 27 days	7,943.22581 kWh x $-0.00684/kWh	-54.33
Low Peak CRPSEA - 4 days	1,176.77419 kWh x $0.00415/kWh	4.88
Low Peak CRPSEA - 27 days	7,943.22581 kWh x $0.00444/kWh	35.27
Low Peak VRPSEA - 4 days	1,176.77419 kWh x $0.01068/kWh	12.57
Low Peak VRPSEA - 27 days	7,943.22581 kWh x $0.00979/kWh	77.76
Low Peak Subtotal	***(9,120 kWh x $0.11474/kWh)***	***$1,046.44***
Base Low Season Demand	109.6 kW x $0.00/kW	0.00

(Continued on next page)

Los Angeles Department of Water & Power
www.ladwp.com 1-800-499-8840
Hours of operation - 7 am to 6 pm

DEFINITIONS

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VEA – (Variable Energy Adjustment) a charge reflecting the costs of fuel, non-RPS power purchase agreements, non-RPS economy purchases, legacy ECAF under-collection, and base rate decoupling from energy efficiency impact.

VRPSEA – (Variable Renewable Portfolio Standard Energy Adjustment) a charge reflecting the costs of RPS market purchases and RPS costs above and beyond any Operations and Maintenance and debt service payments.

(Continued from previous page)

Base Low Season Energy	31,120 kWh x $0.03317/kWh	1,032.25
Base ECA	31,120 kWh x $0.0569/kWh	1,770.73
Base VEA - 4 days	4,015.48387 kWh x $-0.01247/kWh	-50.07
Base VEA - 27 days	27,104.51613 kWh x $-0.00684/kWh	-185.39
Base CRPSEA - 4 days	4,015.48387 kWh x $0.00415/kWh	16.66
Base CRPSEA - 27 days	27,104.51613 kWh x $0.00444/kWh	120.34
Base VRPSEA - 4 days	4,015.48387 kWh x $0.01068/kWh	42.89
Base VRPSEA - 27 days	27,104.51613 kWh x $0.00979/kWh	265.35
Base Subtotal	***(31,120 kWh x $0.09681/kWh)***	***$3,012.76***
Subtotal Electric Charges		**$6,364.32**
City of Los Angeles Utility Tax	$6,364.32 x 12.5%	795.54
State Energy Surcharge	46,320 kWh x $0.00029/kWh	13.43
	Total Electric Charges	**$ 7,173.29**

Green Power for a Green LA --LADWP's Green Power program replaces electricity from polluting power plants with energy generated from renewable resources. To learn more and sign up, visit www.ladwp.com/greenpower

Electric Definitions

Demand Charge – a charge related to maximum power measured in kilowatts (kW). It is the highest kW as measured by the meter over a continuous 15 minute interval during the billing period.

Facilities Charge – a charge to recover the cost of transformer and line capacity used in meeting customer's maximum demand as recorded in the last twelve months.

kVarh – (kilo-var-hour) the units in which electric reactive energy usage is measured. One kVarh equals 1000 volt-ampere reactive energy use for one hour.

Minimum Charge – an amount charged if your usage falls below a certain minimum level to cover costs for services provided such as meter reading, billing, postage, etc. when a service charge is not applicable.

Power Factor – the ratio of real Energy (kWh) to reactive energy (kVarh) for a given time period. The Maximum value is 1.0.

Rate Schedule – rates, based on type of use, approved by the Board of Water and Power Commissioners and adopted by the City Council. For a list, visit www.ladwp.com.

RPS – Renewable Portfolio Standard program to increase the use of energy from photovoltaics, wind, biomass, and other renewable sources.

Service Charge – a charge for services provided such as meter reading, billing, postage, etc.

Time-of-Use – Time-of-Use rates are based on the time of day that you use electricity. During the Base hours, when customer use is low, your price will be lower than the standard rate. Prices during Low Peak hours are slightly higher than standard rate. In High Peak hours, the cost to supply energy is the highest, and it will cost more than the standard rate.

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CUSTOMER SERVICE – 7:00 am - 6:00 pm
1-800-499-8840

RANCHO COLD STORAGE INC, 658 MESQUIT ST, LOS ANGELES, CA 90021

Paying Your Bill

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Account Summary

Previous Account Balance		$ 1,246.73
Payment Received 1/9/17	*Thank you*	-1,246.73
New Charges		+ 1,283.06
	Total Amount Due	**$ 1,283.06**

Summary of New Charges

Details on following pages.

Los Angeles Department of Water and Power Charges				
800-499-8840	Electric Charges	12/27/16 - 1/27/17	8,220 kWh	$1,283.06
			Total LADWP Charges	**$ 1,283.06**

Total New Charges $ 1,283.06

PLEASE KEEP THIS PORTION FOR YOUR RECORDS. IF PAYING IN PERSON, BRING ENTIRE BILL TO CUSTOMER SERVICE CENTER.

Other Important Phone Numbers

HEARING OR SPEECH-IMPAIRED - TTY
1-800-HEAR-DWP(432-7397)

CITY OF LOS ANGELES UTILITY TAX
1-800-215-6277

Correspondence Addresses

Please do not send correspondence with your payment. It may be delayed or lost

LOS ANGELES DEPT OF WATER & POWER
PO Box 515407
Los Angeles,CA 90051-6707

Customer Service and Payment Information

WHEN TO PAY YOUR BILL

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LATE PAYMENT CHARGE

A Late Payment Charge amounting to an 18% annual rate, computed on a daily basis, may be assessed on electric and water balances that are not paid by the due date. The charge is made for each day of the billing period shown on the current bill. Service may be discontinued for nonpayment.

IF YOU QUESTION YOUR LADWP CHARGES

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ELECTRONIC CHECK CONVERSION

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Los Angeles Department of Water & Power
www.ladwp.com 1-800-499-8840
Hours of operation - 7 am to 6 pm

DEFINITIONS

CRPSEA – (Capped Renewable Portfolio Standard Energy Adjustment) a charge reflecting the costs associated with RPS Operations and Maintenance, RPS debt service, and Energy Efficiency Programs.

ECA – (Energy Cost Adjustment) an adjustment that reflects the variations of fuel, energy and other associated costs.

ESA – (Electric Subsidy Adjustment) a charge reflecting the costs of subsidies including senior, disabled, low income, traffic control lighting, and enterprise zone.

IRCA – (Incremental Reliability Cost Adjustment) a charge reflecting Operations and Maintenance and debt service related to Power Reliability Program cost and legacy RCA under-collection.

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Electric Charges

SA # : 4939100550

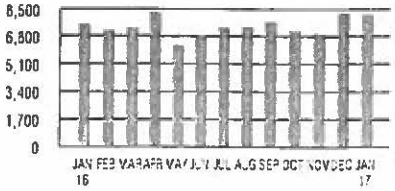
BILLING PERIOD 12/27/16 - 1/27/17
DAYS 31

RATE SCHEDULE
A-1 and A-1 [i] Small General Electric - Rate A Standard Service

NEXT SCHEDULED READ DATE
2/24/17

METER NUMBER
M00009-00977696

USAGE HISTORY *(Total kWh)*



	Prev Yr	Jan 17
Total kWh used	7,582	8,220
Average daily kWh	253	265
Days in billing period	30	31
Your average daily cost of electricity		$41.39
Highest Demand in last 12 months:		19.04 kW

DESCRIPTION	CURRENT READ	–	PREVIOUS READ	=	TOTAL USED
Demand kW	18.23				18.23 kW
Energy kWh	46486		38266		8220 kWh

Service Charge		7.00
Facilities Charge	19.04 kW x $5.36/kW	102.05
ESA	19.04 kW x $0.46/kW	8.76
RCA	19.04 kW x $0.96/kW	18.28
IRCA	19.04 kW x $0.70/kW	13.33
IRCA based on KWH	8,220 kWH x $0.00227/kWH	18.66
Energy Charge Low Season	8,220 kWh x $0.0544/kWh	447.17
ECA	8,220 kWh x $0.0569/kWh	467.72
VEA - 4 days	1,060.64516 kWh x $-0.01247/kWh	-13.23
VEA - 27 days	7,159.35484 kWh x $-0.00684/kWh	-48.97
CRPSEA - 4 days	1,060.64516 kWh x $0.00415/kWh	4.40
CRPSEA - 27 days	7,159.35484 kWh x $0.00444/kWh	31.79
VRPSEA - 4 days	1,060.64516 kWh x $0.01068/kWh	11.33
VRPSEA - 27 days	7,159.35484 kWh x $0.00979/kWh	70.09
Subtotal Electric Charges		**$1,138.38**
City of Los Angeles Utility Tax	$1,138.38 x 12.5%	142.30
State Energy Surcharge	8,220 kWh x $0.00029/kWh	2.38
	Total Electric Charges	**$ 1,283.06**

Green Power for a Green LA --LADWP's Green Power program replaces electricity from polluting power plants with energy generated from renewable resources. To learn more and sign up visit www.ladwp.com/greenpower

Electric Definitions

Demand Charge – a charge related to maximum power measured in kilowatts (kW). It is the highest kW as measured by the meter over a continuous 15 minute interval during the billing period.

Facilities Charge – a charge to recover the cost of transformer and line capacity used in meeting customer's maximum demand as recorded in the last twelve months.

kVarh – (kilo-var-hour) the units in which electric reactive energy usage is measured. One kVarh equals 1000 volt-ampere reactive energy use for one hour.

Minimum Charge – an amount charged if your usage falls below a certain minimum level to cover costs for services provided such as meter reading, billing, postage, etc when a service charge is not applicable.

Power Factor – the ratio of real Energy (kWh) to reactive energy (kVarh) for a given time period. The Maximum value is 1.0

Rate Schedule – rates, based on type of use, approved by the Board of Water and Power Commissioners and adopted by the City Council. For a list, visit www.ladwp.com

RPS – Renewable Portfolio Standard program to increase the use of energy from photovoltaics, wind, biomass, and other renewable sources.

Service Charge – a charge for services provided such as meter reading, billing, postage, etc.

Time-of-Use – Time-of-Use rates are based on the time of day that you use electricity. During the Base hours, when customer use is low, your price will be lower than the standard rate. Prices during Low Peak hours are slightly higher than standard rate. In High Peak hours, the cost to supply energy is the highest, and it will cost more than the standard rate.

PRINTED ON RECYCLED PAPER

CUSTOMER SERVICE – 7:00 am - 6:00 pm
1-800-499-8840

RANCHO COLD STORAGE INC, 658 MESQUIT ST, LOS ANGELES, CA 90021

Paying Your Bill

AUTOMATIC PAYMENT
Automatically pay from your checking or savings by logging in at *www.ladwp.com/combillpay*

ONLINE
Pay from your checking or savings any time by logging in at *www.ladwp.com/myaccount*

BY PHONE
Pay from your checking or savings any time by calling 1-877-MYPAYDWP (1-877-697-2939)

BY MAIL
Place your payment stub and your check or money order in the envelope provided with the bill.

IN PERSON
Pay at any Customer Service Center. Locations are listed on the back of your payment stub and at *www.ladwp.com/servicecenters*

Account Summary

Previous Account Balance		$ 4,873.30
Payment Received 1/9/17	*Thank you*	-4,873.30
New Charges		+ 4,866.73
	Total Amount Due	**$ 4,866.73**

Summary of New Charges

Details on following pages.

Los Angeles Department of Water and Power Charges		
800-499-8840	Electric Charges 12/27/16 - 1/27/17 31,840 kWh	$4,866.73
	Total LADWP Charges	**$ 4,866.73**

Total New Charges $ 4,866.73

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Other Important Phone Numbers

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Los Angeles Department of Water & Power
www.ladwp.com 1-800-499-8840
Hours of operation - 7 am to 6 pm

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Electric Charges

SA # : 6939100542

BILLING PERIOD 12/27/16 - 1/27/17
DAYS 31

RATE SCHEDULE
A-2 and A-2[i] Primary Electric - Rate B TOU - KVAR Metered Service

NEXT SCHEDULED READ DATE
2/24/17

METER NUMBER
APMV00226-0000842
6
SERVES
BASE KVARH

PERIOD	CURRENT READ	–	PREVIOUS READ	x	MULTIPLIER	=	TOTAL USED
High Peak kW	0.37				160		59.2 kW
Low Peak kW	0.46				160		73.6 kW
Base kW	0.46				160		73.6 kW
High Peak kWh	2146		2120		160		4160 kWh
Low Peak kWh	3043		3005		160		6080 kWh
Base kWh	10755		10620		160		21600 kWh
High Peak kVarh	1713		1694		160		3040 kVarh
Low Peak kVarh	2495		2466		160		4640 kVarh
Base kVarh	9202		9097		160		16800 kVarh

Service Charge		28.00
Facilities Charge	89.6 kW x $5.36/kW	480.26
ESA	89.6 kW x $0.46/kW	41.22
RCA	89.6 kW x $0.96/kW	86.02
IRCA	89.6 kW x $0.70/kW	62.72
IRCA based on KWH	31,840 kWH x $0.00227/kWH	72.28
High Peak Low Season Demand	59.2 kW x $4.75/kW	281.20
High Peak Low Season Energy	4,160 kWh x $0.0511/kWh	212.58
High Peak ECA	4,160 kWh x $0.0569/kWh	236.70
High Peak VEA - 4 days	536.77419 kWh x $-0.01247/kWh	-6.69
High Peak VEA - 27 days	3,623.22581 kWh x $-0.00684/kWh	-24.78
High Peak CRPSEA - 4 days	536.77419 kWh x $0.00415/kWh	2.23
High Peak CRPSEA - 27 days	3,623.22581 kWh x $0.00444/kWh	16.09
High Peak VRPSEA - 4 days	536.77419 kWh x $0.01068/kWh	5.73
High Peak VRPSEA - 27 days	3,623.22581 kWh x $0.00979/kWh	35.47
High Peak Subtotal (4,160 kWh x $0.18234/kWh)		***$758.53***
Low Peak Low Season Demand	73.6 kW x $0.00/kW	0.00
Low Peak Low Season Energy	6,080 kWh x $0.0511/kWh	310.69
Low Peak ECA	6,080 kWh x $0.0569/kWh	345.95
Low Peak VEA - 4 days	784.51613 kWh x $-0.01247/kWh	-9.78
Low Peak VEA - 27 days	5,295.48387 kWh x $-0.00684/kWh	-36.22
Low Peak CRPSEA - 4 days	784.51613 kWh x $0.00415/kWh	3.26
Low Peak CRPSEA - 27 days	5,295.48387 kWh x $0.00444/kWh	23.51
Low Peak VRPSEA - 4 days	784.51613 kWh x $0.01068/kWh	8.38
Low Peak VRPSEA - 27 days	5,295.48387 kWh x $0.00979/kWh	51.84
Low Peak Subtotal (6,080 kWh x $0.11474/kWh)		***$697.63***
Base Low Season Demand	73.6 kW x $0.00/kW	0.00

(Continued on next page)

Los Angeles Department of Water & Power
www.ladwp.com 1-800-499-8840
Hours of operation - 7 am to 6 pm

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(Continued from previous page)

Base Low Season Energy	21,600 kWh x $0.03317/kWh	716.47
Base ECA	21,600 kWh x $0.0569/kWh	1,229.04
Base VEA - 4 days	2,787.09677 kWh x $-0.01247/kWh	-34.76
Base VEA - 27 days	18,812.90323 kWh x $-0.00684/kWh	-128.68
Base CRPSEA - 4 days	2,787.09677 kWh x $0.00415/kWh	11.57
Base CRPSEA - 27 days	18,812.90323 kWh x $0.00444/kWh	83.53
Base VRPSEA - 4 days	2,787.09677 kWh x $0.01068/kWh	29.77
Base VRPSEA - 27 days	18,812.90323 kWh x $0.00979/kWh	184.18
Base Subtotal	***(21,600 kWh x $0.09681/kWh)***	***$2,091.12***
Subtotal Electric Charges		**$4,317.78**
City of Los Angeles Utility Tax	$4,317.78 x 12.5%	539.72
State Energy Surcharge	31,840 kWh x $0.00029/kWh	9.23
	Total Electric Charges	**$ 4,866.73**

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PRINTED ON RECYCLED PAPER

Los Angeles Department of Water & Power

www.ladwp.com

BILL DATE	DATE DUE
Jan 27, 2017	Feb 15, 2017
ACCOUNT NUMBER	**AMOUNT DUE**
551 671 0000	$ 854.16

CUSTOMER SERVICE – 7:00 am - 6:00 pm
1-800-499-8840

RANCHO COLD STORAGE INC, 685 MESQUIT ST, LOS ANGELES, CA 90021

Paying Your Bill

AUTOMATIC PAYMENT
Automatically pay from your checking or savings by logging in at
www.ladwp.com/combillpay

ONLINE
Pay from your checking or savings any time by logging in at
www.ladwp.com/myaccount

BY PHONE
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BY MAIL
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IN PERSON
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www.ladwp.com/servicecenters

Account Summary

Previous Account Balance		$ 875.11
Payment Received 1/9/17	*Thank you*	-875.11
New Charges		+ 854.16
	Total Amount Due	**$ 854.16**

Summary of New Charges

Details on following pages.

Los Angeles Department of Water and Power Charges

800-499-8840

Electric Charges 12/27/16 - 1/27/17 4,040 kWh	$663.58	
Water Charges 12/27/16 - 1/26/17 8 HCF	$44.85	
Fire Service Charges 12/28/16 - 1/27/17	$111.98	
Total LADWP Charges		**$ 820.41**

LADWP provides billing services for the Bureau of Sanitation. All money collected for the services listed in the City of Los Angeles Bureau of Sanitation Charges section is forwarded to them.

City of Los Angeles Bureau of Sanitation Charges

800-773-2489

Sewer Charges 12/27/16 - 1/26/17	$33.75	
Total Sanitation Charges		**$ 33.75**

Total New Charges $ 854.16

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Other Important Phone Numbers

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1-800-HEAR-DWP(432-7397)

CITY OF LOS ANGELES UTILITY TAX
1-800-215-6277

Correspondence Addresses

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LOS ANGELES DEPT OF WATER & POWER
PO Box 515407
Los Angeles,CA 90051-6707

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Los Angeles Department of Water & Power
www.ladwp.com 1-800-499-8840
Hours of operation - 7 am to 6 pm

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Electric Charges

SA # : 5516710929

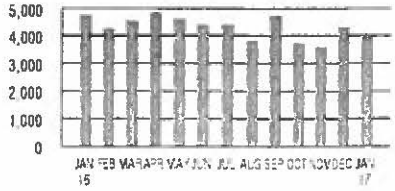
BILLING PERIOD 12/27/16 - 1/27/17
DAYS 31

RATE SCHEDULE
A-1 and A-1 [i] Small General Electric - Rate A Standard Service

NEXT SCHEDULED READ DATE
2/24/17

METER NUMBER
M00019-00060271

USAGE HISTORY *(Total kWh)*



	Prev Yr	Jan 17
Total kWh used	10,160	4,040
Average daily kWh	159	130
Days in billing period	64	31
Your average daily cost of electricity		$21.41
Highest Demand in last 12 months:		12.8 kW

DESCRIPTION	CURRENT READ	–	PREVIOUS READ	x	MULTIPLIER	=	TOTAL USED
Demand kW	0.29				40		11.6 kW
Energy kWh	17704		17603		40		4040 kWh

Service Charge		7.00
Facilities Charge	12.8 kW x $5.36/kW	68.61
ESA	12.8 kW x $0.46/kW	5.89
RCA	12.8 kW x $0.96/kW	12.29
IRCA	12.8 kW x $0.70/kW	8.96
IRCA based on KWH	4,040 kWH x $0.00227/kWH	9.17
Energy Charge Low Season	4,040 kWh x $0.0544/kWh	219.78
ECA	4,040 kWh x $0.0569/kWh	229.88
VEA - 4 days	521.29032 kWh x $-0.01247/kWh	-6.50
VEA - 27 days	3,518.70968 kWh x $-0.00684/kWh	-24.07
CRPSEA - 4 days	521.29032 kWh x $0.00415/kWh	2.16
CRPSEA - 27 days	3,518.70968 kWh x $0.00444/kWh	15.62
VRPSEA - 4 days	521.29032 kWh x $0.01068/kWh	5.57
VRPSEA - 27 days	3,518.70968 kWh x $0.00979/kWh	34.45
Subtotal Electric Charges		**$588.81**
City of Los Angeles Utility Tax	$588.81 x 12.5%	73.60
State Energy Surcharge	4,040 kWh x $0.00029/kWh	1.17
	Total Electric Charges	**$ 663.58**

Green Power for a Green LA --LADWP's Green Power program replaces electricity from polluting power plants with energy generated from renewable resources. To learn more and sign up, visit www.ladwp.com/greenpower

Los Angeles Department of Water & Power
www.ladwp.com 1-800-499-8840
Hours of operation - 7 am to 6 pm

DEFINITIONS

HCF – (Hundred Cubic Feet) the units in which water usage is measured. One HCF equals 748 gallons.

Rate Schedule – rates, based on type of use, approved by the Board of Water and Power Commissioners and adopted by the City Council. For a list, visit www.ladwp.com

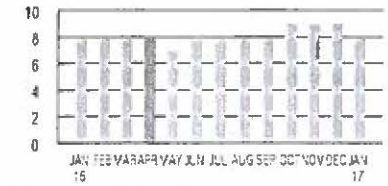
Tier (Commercial) – One of two usage ranges used in a pricing method that provides an incentive to conserve water. The first usage range (Winter Tier 1 allotment) is based on average consumption for the preceding Dec. - Mar. Any usage over the Tier 1 allotment is billed at a higher rate (Tier 2). During the High Season months (June 1 - Sept. 30), Tier 1 allotment shall be 105% of Winter Tier 1 allotment. Shortage year water rates no longer apply.

Water Charges

BILLING PERIOD 12/27/16 - 1/26/17
DAYS 30
RATE SCHEDULE
Water Schedule C - Comm, Ind, Govt and Temp Service
NEXT SCHEDULED READ DATE
2/24/17

SA # : 5516710932

USAGE HISTORY *(Total HCF)*



*Tier usage detail unavailable due to rate changes in effect

	Prev Yr	Jan 17
Total HCF used	8	8
Average daily gallons	199	199
Days in billing period	30	30
Your average daily cost of water		$1.50
Your average cost per gallon of water		$0.01

1 Hundred Cubic Feet (HCF) = 748 Gallons

METER NUMBER		TOTAL
96169603	***UNMETERED ESTIMATED CONSUMPTION***	8 HCF
Tier 1 Water	8 HCF x $5.60625/HCF	44.85
Subtotal Water Charges		**$44.85**
	Total Water Charges	**$ 44.85**

Your Water Usage by Tier



Usage is billed at different rates, depending on how much you use. The graph shows how your water usage relates to these tiers, and the rate you paid in each tier. For more, visit www.ladwp.com/res_water

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January - June 2017 Biannual Notice of Change in LADWP WATER RATES

enero - junio 2017 Aviso bianual de cambio a las TARIFAS DE AGUA DE LADWP

This notice is to inform you of the expected biannual water rate adjustments authorized by the Water Rate Ordinance for the City of Los Angeles that reflect the cost of buying water from the Metropolitan Water District (MWD) and executing other water projects and programs. These factors will become effective January 1, 2017. Individual rate adjustments will be an increase or decrease, as shown below. More information about LADWP's water rates can be found on the Department website at www.ladwp.com/waterrates.

Este aviso es para informarle del ajuste bianual a las tarifas de agua autorizados por la Ordenanza de la Tarifa de Agua de la Ciudad de Los Angeles que reflejan el costo de comprar agua del Metropolitan Water District (MWD) y para otros proyectos y programas de agua. Estos factores tomaran vigencia a partir del 1ro de enero, 2017. Ajustes de tarifa individuales aumentarán o disminuirán en la muestra a continuación. una reduccion, como demostrado debajo. Más información sobre las tarifas de agua de LADWP está disponible en el sitio Web del departamento: www.ladwp.com/waterrates.

The factors below are per Hundred Cubic Feet (HCF) of water used.
One HCF equals 748 gallons.

Las tarifas debajo son por unidades de cien pies cúbicos (HCF, por sus siglas en inglés) de agua usada. Un HCF es igual a 748 galones.

Water Rate Adjustment Factors	Factores de Ajustes de Tarifas de Agua	Jul - Dec 2016 jul - dic 2016	Increase (Decrease) from Previous Quarter Aumento (Reducir) del Trimestre Previo	Jan - Jun 2017 ene - jun 2017
Water Supply Cost Adjustment Factor Tier 1	Ajuste al Costo de Suministro de Agua Nivel 1	$ 1.051	$ 0.474	$ 1.525
Water Supply Cost Adjustment Factor Tier 2	Ajuste al Costo de Suministro de Agua Nivel 2	$ 2.756	$ 0.218	$ 2.974
Water Supply Cost Adjustment Factor Tier 3	Ajuste al Costo de Suministro de Agua Nivel 3	$ 2.891	$ 0.202	$ 3.093
Water Supply Cost Adjustment Factor Tier 4	Ajuste al Costo de Suministro de Agua Nivel 4	$ 2.891	$ 0.202	$ 3.093
Water Quality Improvement	Mejoras de Calidad de Agua	$ 0.895	$ 0.481	$ 1.376
Owens Valley Regulatory	Regulador de Owens Valley	$ 0.192	$ 0.105	$ 0.297
Water Infrastructure	Infraestructura de Agua	$ 0.351	$ 0.000	$ 0.351
Base Rate Revenue Target Adjustment Factor	Ajuste de Objetivo Básico de Ingresos			
Schedule A	Calendario A	$ 0.117	$ 0.118	$ 0.235
Schedule B	Calendario B	$ 0.117	$ 0.222	$ 0.339
Schedule Other	Calendario Otro	$ 0.117	($ 0.012)	$ 0.105
Low-Income Subsidy	Subsidio para Clientes de Bajos Recursos	$ 0.135	$ 0.000	$ 0.135
Water Expense Stabilization	Estabilización del Costo de Agua	$ 0.079	$ 0.102	$ 0.181

For the year beginning January 1, 2017 and ending December 31, 2017, Outside City Surcharge will be $0.000, a decrease of $0.441 from the January 2016 - December 2016 surcharge of $0.441.

Para el año empezando el 1 de enero de 2017 y terminando el 31 de diciembre, de Recargo Fuera de la Ciudad será $0.000, una reducción de $0.441 del recargo de enero 2016 a diciembre 2016 de $0.441

Los Angeles Department of Water & Power
www.ladwp.com 1-800-499-8840
Hours of operation - 7 am to 6 pm

Fire Service Charges

SA # : 5516710931

BILLING PERIOD	DAYS	RATE SCHEDULE
12/28/16 - 1/27/17	30	Water Schedule E - Private Fire Service

SERVES
6" FIRE SERVICE

METER NUMBER	CURRENT READ	–	PREVIOUS READ	=	TOTAL USED
03987680-1032788	0		0		0 HCF

Service Availability Charge	111.98
Subtotal Water Charges	**$111.98**

Total Fire Service Charges $ 111.98

There are no Sewer Service Charges on Fire Service

LA Sanitation
www.lacitysan.org 1-800-773-2489
Hours of operation - 24/7

Sewer Charges

SA # : 5516710930

BILLING PERIOD	DAYS	SEWER RATE SCHEDULE
12/27/16 - 1/26/17	30	Sewer Service Charge - Multi Dwell and Commercial

Sewer Service Charge*	7.44000 HCF x $4.51/HCF	33.55
Sewer Service Low Income Surcharge*		0.20
Total Sewer Charges		**$ 33.75**

**Your Sewer Service Charge is calculated on 93% of your water consumption*

DEFINITIONS

Low Income Sewer Surcharge - an amount charged to each customer to help cover the costs of providing sewer service subsidies to low income customers, required by state and federal law.

Sewer Service Charge - (SSC) a charge for use of the sewer system, to cover the costs of constructing and maintaining wastewater facilities such as sewers and sewage treatment plants, and for treating sewage.

Electric Definitions

Demand Charge – a charge related to maximum power measured in kilowatts (kW). It is the highest kW as measured by the meter over a continuous 15 minute interval during the billing period.

Facilities Charge – a charge to recover the cost of transformer and line capacity used in meeting customer's maximum demand as recorded in the last twelve months.

kVarh – (kilo-var-hour) the units in which electric reactive energy usage is measured. One kVarh equals 1000 volt-ampere reactive energy use for one hour.

Minimum Charge – an amount charged if your usage falls below a certain minimum level to cover costs for services provided such as meter reading, billing, postage, etc. when a service charge is not applicable.

Power Factor – the ratio of real Energy (kWh) to reactive energy (kVarh) for a given time period. The Maximum value is 1.0

Rate Schedule – rates, based on type of use, approved by the Board of Water and Power Commissioners and adopted by the City Council. For a list, visit www.ladwp.com

RPS – Renewable Portfolio Standard program to increase the use of energy from photovoltaics, wind, biomass, and other renewable sources.

Service Charge – a charge for services provided such as meter reading, billing, postage, etc.

Time-of-Use – Time-of-Use rates are based on the time of day that you use electricity. During the Base hours, when customer use is low, your price will be lower than the standard rate. Prices during Low Peak hours are slightly higher than standard rate. In High Peak hours, the cost to supply energy is the highest, and it will cost more than the standard rate.

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Los Angeles Department of Water & Power

www.ladwp.com

BILL DATE
Jan 27, 2017

ACCOUNT NUMBER
893 910 0000

DATE DUE
No Payment Due

AMOUNT DUE
$ 0.00

CUSTOMER SERVICE – 7:00 am - 6:00 pm
1-800-499-8840

Paying Your Bill

AUTOMATIC PAYMENT
Automatically pay from your checking or savings by logging in at *www.ladwp.com/combillpay*

ONLINE
Pay from your checking or savings any time by logging in at *www.ladwp.com/myaccount*

BY PHONE
Pay from your checking or savings any time by calling 1-877-MYPAYDWP (1-877-697-2939)

BY MAIL
Place your payment stub and your check or money order in the envelope provided with the bill.

IN PERSON
Pay at any Customer Service Center. Locations are listed on the back of your payment stub and at *www.ladwp.com/servicecenters*

Account Summary

Previous Account Balance		$ 24,196.37
Payment Received 1/11/17	*Thank you*	-24,196.37
	Total Amount Due	**$ 0.00**

Total New Charges $ 0.00

PLEASE KEEP THIS PORTION FOR YOUR RECORDS. IF PAYING IN PERSON, BRING ENTIRE BILL TO CUSTOMER SERVICE CENTER

Los Angeles Department of Water & Power

P.O. Box 30808 • Los Angeles, CA 90030-0808

THIS IS YOUR BILL

ELECTRONIC SERVICE REQUESTED

1284 1 AV 0.373 01284 / 2875
RANCHO COLD STORAGE INC
670 MESQUIT ST
LOS ANGELES CA 90021-1306

For paperless billing, go to www.ladwp.com/myaccount

ACCOUNT NUMBER
893 910 0000

NO PAYMENT DUE

No payment is due at this time.

8939100000000000000000000

Other Important Phone Numbers

HEARING OR SPEECH-IMPAIRED - TTY
1-800-HEAR-DWP(432-7397)

CITY OF LOS ANGELES UTILITY TAX
1-800-215-6277

Correspondence Addresses

Please do not send correspondence with your payment. It may be delayed or lost.

LOS ANGELES DEPT OF WATER & POWER
PO Box 515407
Los Angeles,CA 90051-6707

Customer Service and Payment Information

WHEN TO PAY YOUR BILL

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IF YOU QUESTION YOUR LADWP CHARGES

Please contact a representative by calling the Customer Service Telephone Number or by going into any of the Department of Water and Power Customer Service Centers listed on the back of your payment stub or email us using our Customer Service form at www.ladwp.com/contactus. After receiving an explanation, you may ask for more information from a supervisor. If you still disagree with the charges, you have a right to a management-level review. To ask for a management-level review, send a written request to: LADWP Customer Relations Office, P.O. Box 51111, Los Angeles, CA 90051-0100. You must pay the undisputed portion of the bill within 7 days of the request for a management-level review. Your account will be reviewed and you will be informed of the result.

ELECTRONIC CHECK CONVERSION

Your payment may be processed as a check transaction or a one-time electronic fund transfer, which means funds may be withdrawn the same day as payment, and you will not receive your check back from your bank. For more information on electronic fund transfers and fees for insufficient funds, please see *www.ladwp.com/checkconversion*.

WHERE TO PAY YOUR BILL

All LADWP Customer Service Centers below are open Mon-Fri, except holidays, from 9:00 am to 5:00 pm. After hours payment depositories are located at all offices.

BISHOP
Main Office ..... 300 Mandich Street

METROPOLITAN LOS ANGELES
Main Office ..... 111 N. Hope St.
Boyle Heights ..... 919 S. Soto St., #10
Central ..... 4619 S. Central Ave
Crenshaw-Baldwin Hills ..... 4030 Crenshaw Blvd.
Hollywood ..... 6547-B Sunset Blvd.
(Entrance on Schrader Blvd.)
Lincoln Heights ..... 2417 Daly St.
Slauson-Vermont ..... 5928 S. Vermont Ave
Watts ..... 1686 E. 103rd St

HARBOR AREA
San Pedro ..... 535 W. 9th St.
Wilmington ..... 931 N. Avalon Blvd

SAN FERNANDO VALLEY
Canoga Park ..... 7229 Winnetka Ave.
Mission Hills ..... 11100 Sepulveda Blvd., #3
Van Nuys ..... 6550 Van Nuys Blvd.

WEST LOS ANGELES
West Los Angeles ..... 1394 S. Sepulveda Blvd

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Los Angeles Department of Water & Power

www.ladwp.com

BILL DATE	DATE DUE	Page
Feb 27, 2017	Mar 20, 2017	
ACCOUNT NUMBER	**AMOUNT DUE**	
322 391 0704	$ 241.50	

CUSTOMER SERVICE – 7:00 am - 6:00 pm
1-800-499-8840

RANCHO COLD STORAGE INC, 670 MESQUIT ST, LOS ANGELES, CA 90021

Paying Your Bill

AUTOMATIC PAYMENT
Automatically pay from your checking or savings by logging in at *www.ladwp.com/combillpay*

ONLINE
Pay from your checking or savings any time by logging in at *www.ladwp.com/myaccount*

BY PHONE
Pay from your checking or savings any time by calling 1-877-MYPAYDWP (1-877-697-2939)

BY MAIL
Place your payment stub and your check or money order in the envelope provided with the bill.

IN PERSON
Pay at any Customer Service Center. Locations are listed on the back of your payment stub and at *www.ladwp.com/servicecenters*

Account Summary

Previous Account Balance		$ 241.5
Payment Received 2/6/17	*Thank you*	-241.5
New Charges		+ 241.5
Total Amount Due		**$ 241.50**

Summary of New Charges

Details on following pages.

Los Angeles Department of Water and Power Charges		
800-499-8840	Area Lighting Charges	$241.50
	Total LADWP Charges	**$ 241.50**

Total New Charges $ 241.50

PLEASE KEEP THIS PORTION FOR YOUR RECORDS. IF PAYING IN PERSON, BRING ENTIRE BILL TO CUSTOMER SERVICE CENTER.

ıer Important Phone Numbers

ıRING OR SPEECH-IMPAIRED - TTY
:00-HEAR-DWP(432-7397)

Y OF LOS ANGELES UTILITY TAX
300-215-6277

ɔrrespondence Addresses

'ease do not send correspondence ıith your payment. It may be delayed r lost.

ɔS ANGELES DEPT OF WATER & POWER
'O Box 515407
.os Angeles,CA 90051-6707

Customer Service and Payment Information

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Los Angeles Department of Water & Power
www.ladwp.com 1-800-499-8840
Hours of operation - 7 am to 6 pm

DEFINITIONS

Electric Subsidy Adjustment – a charge, based on usage, to help cover costs of special customer subsidies including senior, disabled and low income

Energy Cost Adjustment – an adjustment that reflects the variations in what LADWP pays for the energy they deliver to customers.

kWh – (kilowatt-hours) the units in which electric meters measure usage. 1 kWh equals 1000 watts of electricity supplied for one hour.

Reliability Cost Adjustment – an amount reflecting the costs to support additional capital investments needed to improve reliability in areas of power distribution, transmission and generation infrastructures.

Service Charge – a charge for non-measured services provided (meter reading, billing, postage, etc.)

Area Lighting Charges

SA # : 3223910222

BILLING PERIOD 1/27/17 - 2/27/17 — **DAYS** 31

RATE SCHEDULE
Outdoor Area Lighting Service and OAL[i]

Type of Light	Number	Start Date	End Date
OAL DH Metal Halide 250W	1 lamp	1/28/17	2/27/17

OAL DH Metal Halide 250W	$18.25/lamp 1 lamp(s) x per month	18.25

Total Area Lighting Charges $ 18.25

Area Lighting Charges

SA # : 3223910312

BILLING PERIOD 1/27/17 - 2/27/17 — **DAYS** 31

RATE SCHEDULE
Outdoor Area Lighting Service and OAL[i]

Type of Light	Number	Start Date	End Date
OAL DH Metal Halide 1000W	3 lamps	1/28/17	2/27/17

OAL DH Metal Halide 1000W	$36.25/lamp 3 lamp(s) x per month	108.75

Total Area Lighting Charges $ 108.75

Area Lighting Charges

SA # : 3223910708

BILLING PERIOD 1/27/17 - 2/27/17 — **DAYS** 31

RATE SCHEDULE
Outdoor Area Lighting Service and OAL[i]

Type of Light	Number	Start Date	End Date
OAL DH Metal Halide 1000W	2 lamps	1/28/17	2/27/17

OAL DH Metal Halide 1000W	$36.25/lamp 2 lamp(s) x per month	72.50

Total Area Lighting Charges $ 72.50

Area Lighting Charges

SA # : 3223910840

BILLING PERIOD 1/27/17 - 2/27/17 — **DAYS** 31

RATE SCHEDULE
Outdoor Area Lighting Service and OAL[i]

Type of Light	Number	Start Date	End Date
OAL DH Metal Halide 400W	2 lamps	1/28/17	2/27/17

OAL DH Metal Halide 400W	$21.00/lamp 2 lamp(s) x per month	42.00

Total Area Lighting Charges $ 42.00



Los Angeles Department of Water & Power

www.ladwp.com

BILL DATE	DATE DUE	Page
Feb 27, 2017	Mar 20, 2017	
ACCOUNT NUMBER	**AMOUNT DUE**	
384 550 0000	$ 219.24	

CUSTOMER SERVICE – 7:00 am - 6:00 pm
1-800-499-8840

RANCHO COLD STORAGE INC, 690 MESQUIT ST, LOS ANGELES, CA 90021

Paying Your Bill

AUTOMATIC PAYMENT
Automatically pay from your checking or savings by logging in at *www.ladwp.com/combillpay*

ONLINE
Pay from your checking or savings any time by logging in at *www.ladwp.com/myaccount*

BY PHONE
Pay from your checking or savings any time by calling 1-877-MYPAYDWP (1-877-697-2939)

BY MAIL
Place your payment stub and your check or money order in the envelope provided with the bill.

IN PERSON
Pay at any Customer Service Center. Locations are listed on the back of your payment stub and at *www.ladwp.com/servicecenters*

Account Summary

Previous Account Balance		$ 219.2
Payment Received 2/6/17	*Thank you*	-219.2
New Charges		+ 219.2
Total Amount Due		**$ 219.24**

Summary of New Charges

Details on following pages.

Los Angeles Department of Water and Power Charges			
800-499-8840	Fire Service Charges	1/27/17 - 2/27/17	$219.24
		Total LADWP Charges	**$ 219.24**

Total New Charges $ 219.24

PLEASE KEEP THIS PORTION FOR YOUR RECORDS. IF PAYING IN PERSON, BRING ENTIRE BILL TO CUSTOMER SERVICE CENTER.

her Important Phone Numbers

IRING OR SPEECH-IMPAIRED - TTY
300-HEAR-DWP(432-7397)

Y OF LOS ANGELES UTILITY TAX
300-215-6277

orrespondence Addresses

lease do not send correspondence ith your payment. It may be delayed r lost.

OS ANGELES DEPT OF WATER & POWER
'O Box 515407
.os Angeles,CA 90051-6707

Customer Service and Payment Information

WHEN TO PAY YOUR BILL

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Los Angeles Department of Water & Power
www.ladwp.com 1-800-499-8840
Hours of operation - 7 am to 6 pm

Fire Service Charges

SA # : 3845500511

BILLING PERIOD	DAYS	RATE SCHEDULE
1/27/17 - 2/27/17	31	Water Schedule E - Private Fire Service

SERVES
8" FIRE SERVICE

METER NUMBER	CURRENT READ	–	PREVIOUS READ	=	TOTAL USED
00001233-515369	0		0		0 HCF

Service Availability Charge	219.24
Subtotal Water Charges	**$219.24**

Total Fire Service Charges $ 219.24

There are no Sewer Service Charges on Fire Service



Los Angeles Department of Water & Power

www.ladwp.com

BILL DATE	DATE DUE	Page
Feb 27, 2017	Mar 20, 2017	
ACCOUNT NUMBER	**AMOUNT DUE**	
393 910 0000	$ 63.33	

CUSTOMER SERVICE – 7:00 am - 6:00 pm
1-800-499-8840

RANCHO COLD STORAGE INC, 658 MESQUIT ST, LOS ANGELES, CA 90021

Paying Your Bill

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BY MAIL
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IN PERSON
Pay at any Customer Service Center. Locations are listed on the back of your payment stub and at *www.ladwp.com/servicecenters*

Account Summary

Previous Account Balance		$ 63.3
Payment Received 2/6/17	*Thank you*	-63.3
New Charges		+ 63.3
	Total Amount Due	**$ 63.3**

Summary of New Charges

Details on following pages.

Los Angeles Department of Water and Power Charges			
800-499-8840	Fire Service Charges	1/27/17 - 2/27/17	$63.33
		Total LADWP Charges	**$ 63.33**

Total New Charges $ 63.33

PLEASE KEEP THIS PORTION FOR YOUR RECORDS. IF PAYING IN PERSON, BRING ENTIRE BILL TO CUSTOMER SERVICE CENTER

ıer Important Phone Numbers

RING OR SPEECH-IMPAIRED - TTY
00-HEAR-DWP(432-7397)

Y OF LOS ANGELES UTILITY TAX
300-215-6277

ɔrrespondence Addresses

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DS ANGELES DEPT OF WATER & POWER
'O Box 515407
.os Angeles,CA 90051-6707

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Los Angeles Department of Water & Power
www.ladwp.com 1-800-499-8840
Hours of operation - 7 am to 6 pm

Fire Service Charges

SA # : 3939100187

BILLING PERIOD	DAYS	RATE SCHEDULE
1/27/17 - 2/27/17	31	Water Schedule E - Private Fire Service

SERVES
4" FIRE SERVICE

METER NUMBER	CURRENT READ	–	PREVIOUS READ	=	TOTAL USED
00000143-1299193	0		0		0 HCF

Service Availability Charge	63.33
Subtotal Water Charges	**$63.33**

Total Fire Service Charges $ 63.33

There are no Sewer Service Charges on Fire Service



Los Angeles Department of Water & Power

www.ladwp.com

BILL DATE	DATE DUE	Page 1
Feb 27, 2017	Mar 20, 2017	
ACCOUNT NUMBER	**AMOUNT DUE**	
451 671 0000	$ 7,285.36	

CUSTOMER SERVICE – 7:00 am - 6:00 pm
1-800-499-8840

RANCHO COLD STORAGE INC, 685 MESQUIT ST, LOS ANGELES, CA 90021

Paying Your Bill

AUTOMATIC PAYMENT
Automatically pay from your checking or savings by logging in at *www.ladwp.com/combillpay*

ONLINE
Pay from your checking or savings any time by logging in at *www.ladwp.com/myaccount*

BY PHONE
Pay from your checking or savings any time by calling 1-877-MYPAYDWP (1-877-697-2939)

BY MAIL
Place your payment stub and your check or money order in the envelope provided with the bill

IN PERSON
Pay at any Customer Service Center. Locations are listed on the back of your payment stub and at *www.ladwp.com/servicecenters*

Account Summary

Previous Account Balance		$ 7,173.29
Payment Received 2/6/17	*Thank you*	-7,173.29
New Charges		+ 7,285.36
	Total Amount Due	**$ 7,285.36**

Summary of New Charges

Details on following pages.

Los Angeles Department of Water and Power Charges				
800-499-8840	Electric Charges	1/27/17 - 2/24/17	46,080 kWh	$7,285.36
			Total LADWP Charges	**$ 7,285.36**

Total New Charges $ 7,285.36

PLEASE KEEP THIS PORTION FOR YOUR RECORDS. IF PAYING IN PERSON, BRING ENTIRE BILL TO CUSTOMER SERVICE CENTER.

ther Important Phone Numbers

:ARING OR SPEECH-IMPAIRED - TTY
800-HEAR-DWP(432-7397)

TY OF LOS ANGELES UTILITY TAX
:800-215-6277

:orrespondence Addresses

?lease do not send correspondence ıith your payment. It may be delayed ır lost.

OS ANGELES DEPT OF WATER & POWER
?O Box 515407
.os Angeles,CA 90051-6707

Customer Service and Payment Information

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LATE PAYMENT CHARGE

A Late Payment Charge amounting to an 18% annual rate, computed on a daily basis, may be assessed on electric and water balances that are not paid by the due date. The charge is made for each day of the billing period shown on the current bill. Service may be discontinued for nonpayment.

IF YOU QUESTION YOUR LADWP CHARGES

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Los Angeles Department of Water & Power
www.ladwp.com 1-800-499-8840
Hours of operation - 7 am to 6 pm

DEFINITIONS

CRPSEA – (Capped Renewable Portfolio Standard Energy Adjustment) a charge reflecting the costs associated with RPS Operations and Maintenance, RPS debt service, and Energy Efficiency Programs.

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Electric Charges

SA # : 4516710848

BILLING PERIOD 1/27/17 - 2/24/17
DAYS 28

RATE SCHEDULE
A-2 and A-2[i] Primary Electric - Rate B TOU - KVAR Metered Service

NEXT SCHEDULED READ DATE
3/27/17

METER NUMBER
APMV00222-0002228
SERVES
2 LOW PEAK KVARH

PERIOD	CURRENT READ	–	PREVIOUS READ	x	MULTIPLIER	=	TOTAL USED
High Peak kW	1.5				80		120 kW
Low Peak kW	1.58				80		126.4 kW
Base kW	1.44				80		115.2 kW
High Peak kWh	7971		7893		80		6240 kWh
Low Peak kWh	11470		11359		80		8880 kWh
Base kWh	39819		39432		80		30960 kWh
High Peak kVarh	6471		6406		80		5200 kVarh
Low Peak kVarh	9388		9295		80		7440 kVarh
Base kVarh	34237		33897		80		27200 kVarh

Service Charge		28.00
Facilities Charge	133.6 kW x $5.36/kW	716.10
ESA	133.6 kW x $0.46/kW	61.46
RCA	133.6 kW x $0.96/kW	128.26
IRCA	133.6 kW x $0.70/kW	93.52
IRCA based on KWH	46,080 kWH x $0.00227/kWH	104.60
High Peak Low Season Demand	120 kW x $4.75/kW	570.00
High Peak Low Season Energy	6,240 kWh x $0.0511/kWh	318.86
High Peak ECA	6,240 kWh x $0.0569/kWh	355.06
High Peak VEA	6,240 kWh x $-0.00684/kWh	-42.68
High Peak CRPSEA	6,240 kWh x $0.00444/kWh	27.71
High Peak VRPSEA	6,240 kWh x $0.00979/kWh	61.09
High Peak Subtotal	***(6,240 kWh x $0.20674/kWh)***	***$1,290.04***
Low Peak Low Season Demand	126.4 kW x $0.00/kW	0.00
Low Peak Low Season Energy	8,880 kWh x $0.0511/kWh	453.77
Low Peak ECA	8,880 kWh x $0.0569/kWh	505.27
Low Peak VEA	8,880 kWh x $-0.00684/kWh	-60.74
Low Peak CRPSEA	8,880 kWh x $0.00444/kWh	39.43
Low Peak VRPSEA	8,880 kWh x $0.00979/kWh	86.94
Low Peak Subtotal	***(8,880 kWh x $0.11539/kWh)***	***$1,024.67***
Base Low Season Demand	115.2 kW x $0.00/kW	0.00
Base Low Season Energy	30,960 kWh x $0.03317/kWh	1,026.94
Base ECA	30,960 kWh x $0.0569/kWh	1,761.62
Base VEA	30,960 kWh x $-0.00684/kWh	-211.77
Base CRPSEA	30,960 kWh x $0.00444/kWh	137.46
Base VRPSEA	30,960 kWh x $0.00979/kWh	303.10

(Continued on next page)

Los Angeles Department of Water & Power
www.ladwp.com 1-800-499-8840
Hours of operation - 7 am to 6 pm

(Continued from previous page)

Base Subtotal (30,960 kWh x $0.09746/kWh)		***$3,017.35***
Subtotal Electric Charges		**$6,464.00**
City of Los Angeles Utility Tax	$6,464.00 x 12.5%	808.00
State Energy Surcharge	46,080 kWh x $0.00029/kWh	13.36
	Total Electric Charges	**$ 7,285.36**

Green Power for a Green LA --LADWP's Green Power program replaces electricity from polluting power plants with energy generated from renewable resources. To learn more and sign up, visit www.ladwp.com/greenpower

DEFINITIONS

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Electric Definitions

Demand Charge – a charge related to maximum power measured in kilowatts (kW). It is the highest kW as measured by the meter over a continuous 15 minute interval during the billing period.

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kVarh – (kilo-var-hour) the units in which electric reactive energy usage is measured. One kVarh equals 1000 volt-ampere reactive energy use for one hour.

Minimum Charge – an amount charged if your usage falls below a certain minimum level to cover costs for services provided such as meter reading, billing, postage, etc. when a service charge is not applicable.

Power Factor – the ratio of real Energy (kWh) to reactive energy (kVarh) for a given time period. The Maximum value is 1.0.

Rate Schedule – rates, based on type of use, approved by the Board of Water and Power Commissioners and adopted by the City Council. For a list, visit www.ladwp.com.

RPS – Renewable Portfolio Standard program to increase the use of energy from photovoltaics, wind, biomass, and other renewable sources.

Service Charge – a charge for services provided such as meter reading, billing, postage, etc.

Time-of-Use – Time-of-Use rates are based on the time of day that you use electricity. During the Base hours, when customer use is low, your price will be lower than the standard rate. Prices during Low Peak hours are slightly higher than standard rate. In High Peak hours, the cost to supply energy is the highest, and it will cost more than the standard rate.

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Los Angeles Department of Water & Power

www.ladwp.com

BILL DATE	DATE DUE
Feb 27, 2017	Mar 20, 2017
ACCOUNT NUMBER	**AMOUNT DUE**
493 910 0000	$ 1,142.71

CUSTOMER SERVICE - 7:00 am - 6:00 pm
1-800-499-8840

RANCHO COLD STORAGE INC, 658 MESQUIT ST, LOS ANGELES, CA 90021

Paying Your Bill

AUTOMATIC PAYMENT
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IN PERSON
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Account Summary

Previous Account Balance		$ 1,283.06
Payment Received 2/6/17	*Thank you*	-1,283.06
New Charges		+ 1,142.71
	Total Amount Due	**$ 1,142.71**

Summary of New Charges

Details on following pages.

Los Angeles Department of Water and Power Charges		
Electric Charges 1/27/17 - 2/24/17 7,148 kWh	$1,142.71	
Total LADWP Charges		**$ 1,142.71**

800-499-8840

Total New Charges $ 1,142.71

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ther Important Phone Numbers

EARING OR SPEECH-IMPAIRED - TTY
-800-HEAR-DWP(432-7397)

ITY OF LOS ANGELES UTILITY TAX
-800-215-6277

:orrespondence Addresses

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OS ANGELES DEPT OF WATER & POWER
PO Box 515407
.os Angeles,CA 90051-6707

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Los Angeles Department of Water & Power
www.ladwp.com 1-800-499-8840
Hours of operation - 7 am to 6 pm

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Electric Charges

SA # : 4939100550

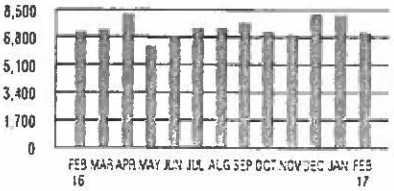
BILLING PERIOD 1/27/17 - 2/24/17
DAYS 28

RATE SCHEDULE
A-1 and A-1 [i] Small General Electric - Rate A Standard Service

NEXT SCHEDULED READ DATE
3/27/17

METER NUMBER
M00009-00977696

USAGE HISTORY *(Total kWh)*



	Prev Yr	Feb 17
Total kWh used	7,226	7,148
Average daily kWh	249	255
Days in billing period	29	28
Your average daily cost of electricity		$40.81
Highest Demand in last 12 months:		19.02 kW

DESCRIPTION	CURRENT READ	–	PREVIOUS READ	=	TOTAL USED
Demand kW	17.78				17.78 kW
Energy kWh	53634		46486		7148 kWh

Service Charge		7.00
Facilities Charge	19.02 kW x $5.36/kW	101.95
ESA	19.02 kW x $0.46/kW	8.75
RCA	19.02 kW x $0.96/kW	18.26
IRCA	19.02 kW x $0.70/kW	13.31
IRCA based on KWH	7,148 kWH x $0.00227/kWH	16.23
Energy Charge Low Season	7,148 kWh x $0.0544/kWh	388.85
ECA	7,148 kWh x $0.0569/kWh	406.72
VEA	7,148 kWh x $-0.00684/kWh	-48.89
CRPSEA	7,148 kWh x $0.00444/kWh	31.74
VRPSEA	7,148 kWh x $0.00979/kWh	69.98
Subtotal Electric Charges		**$1,013.90**
City of Los Angeles Utility Tax	$1,013.90 x 12.5%	126.74
State Energy Surcharge	7,148 kWh x $0.00029/kWh	2.07
	Total Electric Charges	**$ 1,142.71**

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Los Angeles Department of Water & Power

www.ladwp.com

BILL DATE	DATE DUE
Feb 27, 2017	Mar 20, 2017
ACCOUNT NUMBER	**AMOUNT DUE**
693 910 0000	$ 4,352.84

CUSTOMER SERVICE – 7:00 am - 6:00 pm
1-800-499-8840

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Account Summary

Previous Account Balance		$ 4,866.73
Payment Received 2/6/17	*Thank you*	-4,866.73
New Charges		+ 4,352.84
	Total Amount Due	**$ 4,352.84**

Summary of New Charges

Details on following pages.

Los Angeles Department of Water and Power Charges				
800-499-8840	Electric Charges	1/27/17 - 2/24/17	27,200 kWh	$4,352.84
			Total LADWP Charges	**$ 4,352.84**

Total New Charges $ 4,352.84

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Los Angeles Department of Water & Power
www.ladwp.com 1-800-499-8840
Hours of operation - 7 am to 6 pm

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Electric Charges

SA # : 6939100542

BILLING PERIOD 1/27/17 - 2/24/17
DAYS 28

RATE SCHEDULE
A-2 and A-2[i] Primary Electric - Rate B TOU - KVAR Metered Service

NEXT SCHEDULED READ DATE
3/27/17

METER NUMBER
APMV00226-0000842
6

SERVES
BASE KVARH

PERIOD	CURRENT READ	-	PREVIOUS READ	x	MULTIPLIER	=	TOTAL USED
High Peak kW	0.39				160		62.4 kW
Low Peak kW	0.44				160		70.4 kW
Base kW	0.48				160		76.8 kW
High Peak kWh	2168		2146		160		3520 kWh
Low Peak kWh	3075		3043		160		5120 kWh
Base kWh	10871		10755		160		18560 kWh
High Peak kVarh	1730		1713		160		2720 kVarh
Low Peak kVarh	2519		2495		160		3840 kVarh
Base kVarh	9294		9202		160		14720 kVarh

Service Charge		28.00
Facilities Charge	89.6 kW x $5.36/kW	480.26
ESA	89.6 kW x $0.46/kW	41.22
RCA	89.6 kW x $0.96/kW	86.02
IRCA	89.6 kW x $0.70/kW	62.72
IRCA based on KWH	27,200 kWH x $0.00227/kWH	61.74
High Peak Low Season Demand	62.4 kW x $4.75/kW	296.40
High Peak Low Season Energy	3,520 kWh x $0.0511/kWh	179.87
High Peak ECA	3,520 kWh x $0.0569/kWh	200.29
High Peak VEA	3,520 kWh x $-0.00684/kWh	-24.08
High Peak CRPSEA	3,520 kWh x $0.00444/kWh	15.63
High Peak VRPSEA	3,520 kWh x $0.00979/kWh	34.46
High Peak Subtotal	***(3,520 kWh x $0.19959/kWh)***	***$702.57***
Low Peak Low Season Demand	70.4 kW x $0.00/kW	0.00
Low Peak Low Season Energy	5,120 kWh x $0.0511/kWh	261.63
Low Peak ECA	5,120 kWh x $0.0569/kWh	291.33
Low Peak VEA	5,120 kWh x $-0.00684/kWh	-35.02
Low Peak CRPSEA	5,120 kWh x $0.00444/kWh	22.73
Low Peak VRPSEA	5,120 kWh x $0.00979/kWh	50.12
Low Peak Subtotal	***(5,120 kWh x $0.11539/kWh)***	***$590.79***
Base Low Season Demand	76.8 kW x $0.00/kW	0.00
Base Low Season Energy	18,560 kWh x $0.03317/kWh	615.64
Base ECA	18,560 kWh x $0.0569/kWh	1,056.06
Base VEA	18,560 kWh x $-0.00684/kWh	-126.95
Base CRPSEA	18,560 kWh x $0.00444/kWh	82.41
Base VRPSEA	18,560 kWh x $0.00979/kWh	181.70

(Continued on next page)

Los Angeles Department of Water & Power
www.ladwp.com 1-800-499-8840
Hours of operation - 7 am to 6 pm

(Continued from previous page)

Base Subtotal (18,560 kWh x $0.09746/kWh)		***$1,808.86***
Subtotal Electric Charges		**$3,862.18**
City of Los Angeles Utility Tax	$3,862.18 x 12.5%	482.77
State Energy Surcharge	27,200 kWh x $0.00029/kWh	7.89
	Total Electric Charges	**$ 4,352.84**

Green Power for a Green LA--LADWP's Green Power program replaces electricity from polluting power plants with energy generated from renewable resources. To learn more and sign up, visit www.ladwp.com/greenpower

DEFINITIONS

CRPSEA – (Capped Renewable Portfolio Standard Energy Adjustment) a charge reflecting the costs associated with RPS Operations and Maintenance, RPS debt service, and Energy Efficiency Programs.

ECA – (Energy Cost Adjustment) an adjustment that reflects the variations of fuel, energy and other associated costs.

ESA – (Electric Subsidy Adjustment) a charge reflecting the costs of subsidies including senior, disabled, low income, traffic control lighting, and enterprise zone.

IRCA – (Incremental Reliability Cost Adjustment) a charge reflecting Operations and Maintenance and debt service related to Power Reliability Program cost and legacy RCA under-collection.

kWh – (kilo-watt-hour) the units in which electric usage is measured. One kWh equals 1000 watts of electricity used for one hour.

RCA – (Reliability Cost Adjustment) a charge reflecting the costs to support additional capital investments needed to improve reliability in areas of power distribution, transmission and generation infrastructure.

VEA – (Variable Energy Adjustment) a charge reflecting the costs of fuel, non-RPS power purchase agreements, non-RPS economy purchases, legacy ECAF under-collection, and base rate decoupling from energy efficiency impact.

VRPSEA – (Variable Renewable Portfolio Standard Energy Adjustment) a charge reflecting the costs of RPS market purchases and RPS costs above and beyond any Operations and Maintenance and debt service payments.

Electric Definitions

Demand Charge – a charge related to maximum power measured in kilowatts (kW). It is the highest kW as measured by the meter over a continuous 15 minute interval during the billing period.

Facilities Charge – a charge to recover the cost of transformer and line capacity used in meeting customer's maximum demand as recorded in the last twelve months.

kVarh – (kilo-var-hour) the units in which electric reactive energy usage is measured. One kVarh equals 1000 volt-ampere reactive energy use for one hour.

Minimum Charge – an amount charged if your usage falls below a certain minimum level to cover costs for services provided such as meter reading, billing, postage, etc. when a service charge is not applicable.

Power Factor – the ratio of real Energy (kWh) to reactive energy (kVarh) for a given time period. The Maximum value is 1.0.

Rate Schedule – rates, based on type of use, approved by the Board of Water and Power Commissioners and adopted by the City Council. For a list, visit www.ladwp.com.

RPS – Renewable Portfolio Standard program to increase the use of energy from photovoltaics, wind, biomass, and other renewable sources.

Service Charge – a charge for services provided such as meter reading, billing, postage, etc.

Time-of-Use – Time-of-Use rates are based on the time of day that you use electricity. During the Base hours, when customer use is low, your price will be lower than the standard rate. Prices during Low Peak hours are slightly higher than standard rate. In High Peak hours, the cost to supply energy is the highest, and it will cost more than the standard rate.

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Los Angeles Department of Water & Power

www.ladwp.com

BILL DATE	DATE DUE
Feb 27, 2017	Mar 20, 2017
ACCOUNT NUMBER	**AMOUNT DUE**
551 671 0000	$ 771.10

CUSTOMER SERVICE – 7:00 am - 6:00 pm
1-800-499-8840

RANCHO COLD STORAGE INC, 685 MESQUIT ST, LOS ANGELES, CA 90021

Paying Your Bill

AUTOMATIC PAYMENT
Automatically pay from your checking or savings by logging in at *www.ladwp.com/combillpay*

ONLINE
Pay from your checking or savings any time by logging in at *www.ladwp.com/myaccount*

BY PHONE
Pay from your checking or savings any time by calling 1-877-MYPAYDWP (1-877-697-2939)

BY MAIL
Place your payment stub and your check or money order in the envelope provided with the bill.

IN PERSON
Pay at any Customer Service Center. Locations are listed on the back of your payment stub and at *www.ladwp.com/servicecenters*

Account Summary

Previous Account Balance		$ 854.16
Payment Received 2/6/17	*Thank you*	-854.16
New Charges		+ 771.10
	Total Amount Due	**$ 771.10**

Summary of New Charges

Details on following pages.

Los Angeles Department of Water and Power Charges

800-499-8840

Electric Charges 1/27/17 - 2/24/17 3,400 kWh	$579.26	
Water Charges 1/26/17 - 2/24/17 8 HCF	$46.11	
Fire Service Charges 1/27/17 - 2/27/17	$111.98	
Total LADWP Charges		**$ 737.35**

LADWP provides billing services for the Bureau of Sanitation. All money collected for the services listed in the City of Los Angeles Bureau of Sanitation Charges section is forwarded to them.

City of Los Angeles Bureau of Sanitation Charges

800-773-2489

Sewer Charges 1/26/17 - 2/24/17	$33.75	
Total Sanitation Charges		**$ 33.75**

Total New Charges $ 771.10

PLEASE KEEP THIS PORTION FOR YOUR RECORDS. IF PAYING IN PERSON, BRING ENTIRE BILL TO CUSTOMER SERVICE CENTER

ither Important Phone Numbers

EARING OR SPEECH-IMPAIRED - TTY
-800-HEAR-DWP(432-7397)

ITY OF LOS ANGELES UTILITY TAX
-800-215-6277

orrespondence Addresses

Please do not send correspondence with your payment. It may be delayed or lost.

.OS ANGELES DEPT OF WATER & POWER
PO Box 515407
Los Angeles,CA 90051-6707

Customer Service and Payment Information

WHEN TO PAY YOUR BILL

Your bill is due and payable on presentation and shall become delinquent nineteen days after the date of presentation. The payment due on your bill applies to the current charges only and does not extend the due date on any unpaid previous balance. Current City of Los Angeles policy provides for notification ten (10) days prior to discontinuance of service for nonpayment.

LATE PAYMENT CHARGE

A Late Payment Charge amounting to an 18% annual rate, computed on a daily basis, may be assessed on electric and water balances that are not paid by the due date. The charge is made for each day of the billing period shown on the current bill. Service may be discontinued for nonpayment.

IF YOU QUESTION YOUR LADWP CHARGES

Please contact a representative by calling the Customer Service Telephone Number or by going into any of the Department of Water and Power Customer Service Centers listed on the back of your payment stub or email us using our Customer Service form at www.ladwp.com/contactus. After receiving an explanation, you may ask for more information from a supervisor. If you still disagree with the charges, you have a right to a management-level review. To ask for a management-level review, send a written request to: LADWP Customer Relations Office, P O. Box 51111, Los Angeles, CA 90051-0100. You must pay the undisputed portion of the bill within 7 days of the request for a management-level review. Your account will be reviewed and you will be informed of the result.

ELECTRONIC CHECK CONVERSION

Your payment may be processed as a check transaction or a one-time electronic fund transfer, which means funds may be withdrawn the same day as payment, and you will not receive your check back from your bank. For more information on electronic fund transfers and fees for insufficient funds, please see *www.ladwp.com/checkconversion*.

Los Angeles Department of Water & Power
www.ladwp.com 1-800-499-8840
Hours of operation - 7 am to 6 pm

DEFINITIONS

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VRPSEA – (Variable Renewable Portfolio Standard Energy Adjustment) a charge reflecting the costs of RPS market purchases and RPS costs above and beyond any Operations and Maintenance and debt service payments.

Electric Charges

SA # : 5516710929

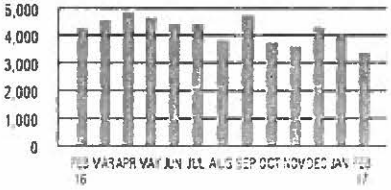
BILLING PERIOD 1/27/17 - 2/24/17
DAYS 28

RATE SCHEDULE
A-1 and A-1[i] Small General Electric - Rate A Standard Service

NEXT SCHEDULED READ DATE
3/27/17

METER NUMBER
M00019-00060271

USAGE HISTORY *(Total kWh)*



	Prev Yr	Feb 17
Total kWh used	8,840	3,400
Average daily kWh	152	121
Days in billing period	58	28
Your average daily cost of electricity		$20.69
Highest Demand in last 12 months:		12.8 kW

DESCRIPTION	CURRENT READ	–	PREVIOUS READ	x	MULTIPLIER	=	TOTAL USED
Demand kW	0.26				40		10.4 kW
Energy kWh	17789		17704		40		3400 kWh

Service Charge		7.00
Facilities Charge	12.8 kW x $5.36/kW	68.61
ESA	12.8 kW x $0.46/kW	5.89
RCA	12.8 kW x $0.96/kW	12.29
IRCA	12.8 kW x $0.70/kW	8.96
IRCA based on KWH	3,400 kWH x $0.00227/kWH	7.72
Energy Charge Low Season	3,400 kWh x $0.0544/kWh	184.96
ECA	3,400 kWh x $0.0569/kWh	193.46
VEA	3,400 kWh x $-0.00684/kWh	-23.26
CRPSEA	3,400 kWh x $0.00444/kWh	15.10
VRPSEA	3,400 kWh x $0.00979/kWh	33.29
Subtotal Electric Charges		**$514.02**
City of Los Angeles Utility Tax	$514.02 x 12.5%	64.25
State Energy Surcharge	3,400 kWh x $0.00029/kWh	0.99
	Total Electric Charges	**$ 579.26**

Green Power for a Green LA – LADWP's Green Power program replaces electricity from coal-fueling power plants with energy generated from renewable resources. To learn more and sign up visit www.ladwp.com/greenpower

Los Angeles Department of Water & Power
www.ladwp.com 1-800-499-8840
Hours of operation - 7 am to 6 pm

DEFINITIONS

HCF – (Hundred Cubic Feet) the units in which water usage is measured. One HCF equals 748 gallons.

Rate Schedule – rates, based on type of use, approved by the Board of Water and Power Commissioners and adopted by the City Council. For a list, visit www.ladwp.com

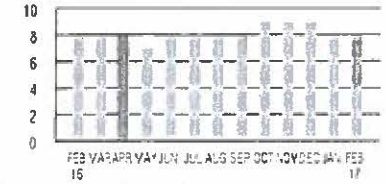
Tier (Commercial) – One of two usage ranges used in a pricing method that provides an incentive to conserve water. The first usage range (Winter Tier 1 allotment) is based on average consumption for the preceding Dec. - Mar. Any usage over the Tier 1 allotment is billed at a higher rate (Tier 2). During the High Season months (June 1 - Sept. 30), Tier 1 allotment shall be 105% of Winter Tier 1 allotment. Shortage year water rates no longer apply.

Water Charges

BILLING PERIOD 1/26/17 - 2/24/17
DAYS 29
RATE SCHEDULE
Water Schedule C - Comm, Ind, Govt and Temp Service
NEXT SCHEDULED READ DATE
3/27/17

SA # : 5516710932

USAGE HISTORY *(Total HCF)*



	Prev Yr	Feb 17
Total HCF used	8	8
Average daily gallons	206	206
Days in billing period	29	29
Your average daily cost of water		$1.59
Your average cost per gallon of water		$0.01

1 Hundred Cubic Feet (HCF) = 748 Gallons

METER NUMBER		TOTAL
96169603	***UNMETERED ESTIMATED CONSUMPTION***	8 HCF
Tier 1 Water	8 HCF x $5.76375/HCF	46.11
Subtotal Water Charges		**$46.11**

Total Water Charges $ 46.11

Your Water Usage by Tier

Tier 1 Water Allotment $5.76375/HCF	Tier 2
8 HCF	More than 8 HCF

Usage is billed at different rates, depending on how much you use. The graph shows how your water usage relates to these tiers, and the rate you paid in each tier. For more, visit www.ladwp.com/res_water

January - June 2017 Biannual Notice of Change in LADWP WATER RATES

enero - junio 2017 Aviso bianual de cambio a las TARIFAS DE AGUA DE LADWP

This notice is to inform you of the expected biannual water rate adjustments authorized by the Water Rate Ordinance for the City of Los Angeles that reflect the cost of buying water from the Metropolitan Water District (MWD) and executing other water projects and programs. These factors will become effective January 1, 2017. Individual rate adjustments will be an increase or decrease, as shown below. More information about LADWP's water rates can be found on the Department website at www.ladwp.com/waterrates.

The factors below are per Hundred Cubic Feet (HCF) of water used.
One HCF equals 748 gallons.

Este aviso es para informarle del ajuste bianual a las tarifas de agua autorizados por la Ordenanza de la Tarifa de Agua de la Ciudad de Los Angeles que reflejan el costo de comprar agua del Metropolitan Water District (MWD) y para otros proyectos y programas de agua. Estos factores tomaran vigencia a partir del 1º de enero, 2017. Ajustes de tarifa individuales aumentarán o disminuirán en la muestra a continuación. una reduccion, como demostrado debajo. Más información sobre las tarifas de agua de LADWP está disponible en el sitio Web del departamento: www.ladwp.com/waterrates.

Las tarifas debajo son por unidades de cien pies cúbicos (HCF, por sus siglas en inglés) de agua usada. Un HCF es igual a 748 galones.

Water Rate Adjustment Factors	Factores de Ajustes de Tarifas de Agua	Jul - Dec 2016 jul - dic 2016	Increase (Decrease) from Previous Quarter Aumento (Reducir) del Trimestre Previo	Jan - Jun 2017 ene - jun 2017
Water Supply Cost Adjustment Factor Tier 1	Ajuste al Costo de Suministro de Agua Nivel 1	$ 1.051	$ 0.474	$ 1.525
Water Supply Cost Adjustment Factor Tier 2	Ajuste al Costo de Suministro de Agua Nivel 2	$ 2.756	$ 0.218	$ 2.974
Water Supply Cost Adjustment Factor Tier 3	Ajuste al Costo de Suministro de Agua Nivel 3	$ 2.891	$ 0.202	$ 3.093
Water Supply Cost Adjustment Factor Tier 4	Ajuste al Costo de Suministro de Agua Nivel 4	$ 2.891	$ 0.202	$ 3.093
Water Quality Improvement	Mejoras de Calidad de Agua	$ 0.895	$ 0.481	$ 1.376
Owens Valley Regulatory	Regulador de Owens Valley	$ 0.192	$ 0.105	$ 0.297
Water Infrastructure	Infraestructura de Agua	$ 0.351	$ 0.000	$ 0.351
Base Rate Revenue Target Adjustment Factor	Ajuste de Objetivo Básico de Ingresos			
Schedule A	Calendario A	$ 0.117	$ 0.118	$ 0.235
Schedule B	Calendario B	$ 0.117	$ 0.222	$ 0.339
Schedule Other	Calendario Otro	$ 0.117	($ 0.012)	$ 0.105
Low-Income Subsidy	Subsidio para Clientes de Bajos Recursos	$ 0.135	$ 0.000	$ 0.135
Water Expense Stabilization	Estabilización del Costo de Agua	$ 0.079	$ 0.102	$ 0.181

For the year beginning January 1, 2017 and ending December 31, 2017, Outside City Surcharge will be $0.000, a decrease of $0.441 from the January 2016 - December 2016 surcharge of $0.441.

Para el año empezando el 1 de enero de 2017 y terminando el 31 de diciembre, de Recargo Fuera de la Ciudad será $0.000, una reducción de $0.441 del recargo de enero 2016 a diciembre 2016 de $0.441

Los Angeles Department of Water & Power
www.ladwp.com 1-800-499-8840
Hours of operation - 7 am to 6 pm

Fire Service Charges

SA # : 5516710931

BILLING PERIOD	DAYS	RATE SCHEDULE
1/27/17 - 2/27/17	31	Water Schedule E - Private Fire Service

SERVES
6" FIRE SERVICE

METER NUMBER	CURRENT READ	–	PREVIOUS READ	=	TOTAL USED
03987680-1032738	0		0		0 HCF

Service Availability Charge	111.98
Subtotal Water Charges	**$111.98**

Total Fire Service Charges $ 111.98

There are no Sewer Service Charges on Fire Service

LA Environment SANITATION
CITY OF LOS ANGELES

www.lacitysan.org 1-800-773-2489
Hours of operation - 24/7

Sewer Charges

SA # :5516710930

BILLING PERIOD	DAYS	SEWER RATE SCHEDULE
1/26/17 - 2/24/17	29	Sewer Service Charge - Multi Dwell and Commercial

Sewer Service Charge*	7.44000 HCF x $4.51/HCF	33.55
Sewer Service Low Income Surcharge*		0.20
Total Sewer Charges		**$ 33.75**

**Your Sewer Service Charge is calculated on 93% of your water consumption.*

DEFINITIONS

.ow Income Sewer Surcharge - an amount charged ɔ each customer to help cover the costs of providing ewer service subsidies to low income customers, equired by state and federal law.

iewer Service Charge - (SSC) a charge for use of ıe sewer system, to cover the costs of constructing nd maintaining wastewater facilities such as sewers nd sewage treatment plants, and for treating sewage.

:lectric Definitions

ıemand Charge – a charge related to maximum power measured in kilowatts (kW). It is the highest kW as measured by the meter over a continuous 15 minute interval during the billing eriod

acilities Charge – a charge to recover the cost of transformer and line capacity used in meeting customer's maximum demand as recorded in the last twelve months.

Varh – (kilo-var-hour) the units in which electric reactive energy usage is measured. One kVarh equals 1000 volt-ampere reactive energy use for one hour.

linimum Charge – an amount charged if your usage falls below a certain minimum level to cover costs for services provided such as meter reading, billing, postage, etc. when a service harge is not applicable.

ower Factor – the ratio of real Energy (kWh) to reactive energy (kVarh) for a given time period. The Maximum value is 1.0

ate Schedule – rates, based on type of use, approved by the Board of Water and Power Commissioners and adopted by the City Council. For a list, visit www.ladwp.com

PS – Renewable Portfolio Standard program to increase the use of energy from photovoltaics, wind, biomass, and other renewable sources.

ervice Charge – a charge for services provided such as meter reading, billing, postage, etc.

ime-of-Use – Time-of-Use rates are based on the time of day that you use electricity. During the Base hours, when customer use is low, your price will be lower than the standard rate. rices during Low Peak hours are slightly higher than standard rate. In High Peak hours, the cost to supply energy is the highest, and it will cost more than the standard rate.

:NTED ON RECYCLED PAPER

Los Angeles Department of Water & Power

www.ladwp.com

BILL DATE
Feb 27, 2017

ACCOUNT NUMBER
893 910 0000

DATE DUE
No Payment Due

AMOUNT DUE
$ 0.00

CUSTOMER SERVICE – 7:00 am - 6.00 pm
1-800-499-8840

Paying Your Bill

AUTOMATIC PAYMENT
Automatically pay from your checking or savings by logging in at *www.ladwp.com/combillpay*

ONLINE
Pay from your checking or savings any time by logging in at *www.ladwp.com/myaccount*

BY PHONE
Pay from your checking or savings any time by calling 1-877-MYPAYDWP (1-877-697-2939)

BY MAIL
Place your payment stub and your check or money order in the envelope provided with the bill.

IN PERSON
Pay at any Customer Service Center. Locations are listed on the back of your payment stub and at *www.ladwp.com/servicecenters*

Account Summary

Previous Account Balance		$ 25,108.77
Payment Received 2/13/17	*Thank you*	-25,108.77
Total Amount Due		**$ 0.00**

Total New Charges $ 0.00

PLEASE KEEP THIS PORTION FOR YOUR RECORDS. IF PAYING IN PERSON, BRING ENTIRE BILL TO CUSTOMER SERVICE CENTER.

Los Angeles Department of Water & Power

P O Box 30808 • Los Angeles CA 90030-0808

ELECTRONIC SERVICE REQUESTED

THIS IS YOUR BILL

7302 1 AV 0.373 07302 / 1577
RANCHO COLD STORAGE INC
670 MESQUIT ST
LOS ANGELES CA 90021-1306

For paperless billing, go to www.ladwp.com/myaccount

ACCOUNT NUMBER
893 910 0000

NO PAYMENT DUE

No payment is due at this time.

8939100000000000000000000

Other Important Phone Numbers

HEARING OR SPEECH-IMPAIRED - TTY
1-800-HEAR-DWP(432-7397)

CITY OF LOS ANGELES UTILITY TAX
1-800-215-6277

Correspondence Addresses

Please do not send correspondence with your payment. It may be delayed or lost.

LOS ANGELES DEPT OF WATER & POWER
PO Box 515407
Los Angeles,CA 90051-6707

Customer Service and Payment Information

WHEN TO PAY YOUR BILL

Your bill is due and payable on presentation and shall become delinquent nineteen days after the date of presentation. The payment due on your bill applies to the current charges only and does not extend the due date on any unpaid previous balance. Current City of Los Angeles policy provides for notification ten (10) days prior to discontinuance of service for nonpayment.

LATE PAYMENT CHARGE

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Your payment may be processed as a check transaction or a one-time electronic fund transfer, which means funds may be withdrawn the same day as payment, and you will not receive your check back from your bank. For more information on electronic fund transfers and fees for insufficient funds, please see *www.ladwp.com/checkconversion*.

WHERE TO PAY YOUR BILL

All LADWP Customer Service Centers below are open Mon-Fri, except holidays, from 9:00 am to 5:00 pm. After hours payment depositories are located at all offices.

DOWNTOWN
Main Office ..... 300 Mandich Street

METROPOLITAN LOS ANGELES
Main Office ..... 111 N. Hope St.
Boyle Heights ..... 919 S. Soto St., #10
Central ..... 4619 S. Central Ave.
Crenshaw-Baldwin Hills ..... 4030 Crenshaw Blvd.
Hollywood ..... 6547-B Sunset Blvd.
(entrance on Schrader Blvd.)
Lincoln Heights ..... 2417 Daly St.
Olauson-Vermont ..... 5928 S. Vermont Ave.
Watts ..... 1686 E. 103rd St.

HARBOR AREA
San Pedro ..... 535 W. 9th St.
Wilmington ..... 931 N. Avalon Blvd.

SAN FERNANDO VALLEY
Canoga Park ..... 7229 Winnetka Ave.
Mission Hills ..... 11100 Sepulveda Blvd., #3
Van Nuys ..... 6550 Van Nuys Blvd.

WEST LOS ANGELES
West Los Angeles ..... 1394 S. Sepulveda Blvd.

PRINTED ON RECYCLED PAPER

Los Angeles Department of Water & Power

www.ladwp.com

BILL DATE	DATE DUE
Apr 7, 2017	Apr 26, 2017
ACCOUNT NUMBER	**AMOUNT DUE**
893 910 0000	$ 25,467.36

CUSTOMER SERVICE – 7:00 am - 6:00 pm
1-800-499-8840

RANCHO COLD STORAGE INC, 670 MESQUIT ST, LOS ANGELES, CA 90021

Paying Your Bill

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BY MAIL
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IN PERSON
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Account Summary

4-14-17 Ck # 45322

Previous Account Balance		$ 0.00
Payment Received	*No payment received*	- .00
New Charges		+ 25,467.36
	Total Amount Due	**$ 25,467.36**

Summary of New Charges

Details on following pages.

Los Angeles Department of Water and Power Charges		
800-499-8840	Electric Charges 3/1/17 - 4/1/17	$25,467.36
	Total LADWP Charges	**$ 25,467.36**

Total New Charges $ 25,467.36

PLEASE KEEP THIS PORTION FOR YOUR RECORDS. IF PAYING IN PERSON, BRING ENTIRE BILL TO CUSTOMER SERVICE CENTER

Other Important Phone Numbers

HEARING OR SPEECH-IMPAIRED - TTY
1-800-HEAR-DWP(432-7397)

CITY OF LOS ANGELES UTILITY TAX
1-800-215-6277

Correspondence Addresses

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LOS ANGELES DEPT OF WATER & POWER
PO Box 515407
Los Angeles,CA 90051-6707

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IF YOU QUESTION YOUR LADWP CHARGES

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ELECTRONIC CHECK CONVERSION

Your payment may be processed as a check transaction or a one-time electronic fund transfer, which means funds may be withdrawn the same day as payment, and you will not receive your check back from your bank. For more information on electronic fund transfers and fees for insufficient funds, please see *www.ladwp.com/checkconversion*.

Los Angeles Department of Water & Power
www.ladwp.com 1-800-499-8840
Hours of operation - 7 am to 6 pm

DEFINITIONS

CRPSEA – (Capped Renewable Portfolio Standard Energy Adjustment) a charge reflecting the costs associated with RPS Operations and Maintenance, RPS debt service, and Energy Efficiency Programs.

ECA – (Energy Cost Adjustment) an adjustment that reflects the variations of fuel, energy and other associated costs.

ESA – (Electric Subsidy Adjustment) a charge reflecting the costs of subsidies including senior, disabled, low income, traffic control lighting, and enterprise zone.

IRCA – (Incremental Reliability Cost Adjustment) a charge reflecting Operations and Maintenance and debt service related to Power Reliability Program cost and legacy RCA under-collection.

kWh – (kilo-watt-hour) the units in which electric usage is measured. One kWh equals 1000 watts of electricity used for one hour.

RCA – (Reliability Cost Adjustment) a charge reflecting the costs to support additional capital investments needed to improve reliability in areas of power distribution, transmission and generation infrastructure.

VEA – (Variable Energy Adjustment) a charge reflecting the costs of fuel, non-RPS power purchase agreements, non-RPS economy purchases, legacy ECAF under-collection, and base rate decoupling from energy efficiency impact.

VRPSEA – (Variable Renewable Portfolio Standard Energy Adjustment) a charge reflecting the costs of RPS market purchases and RPS costs above and beyond any Operations and Maintenance and debt service payments.

Electric Charges

SA # : 8939100325

BILLING PERIOD 3/1/17 - 4/1/17
DAYS 32

RATE SCHEDULE
Initial Version

Service Charge	150.00
Facility Charge	2,305.08
Energy High-Peak	837.29
Energy Low-Peak	2,405.21
Energy Base	5,656.93
Reactive High-Peak	110.03
Reactive Low-Peak	316.94
Reactive Base	508.85
ECA	13,660.81
ESA	232.53
RCA	485.28
VEA	-1,642.17
CRPSEA	1,065.98
VRPSEA	2,350.44
IRCA	898.84
Special XCD/XRT Discount	-6,766.27
City of Los Angeles Utility Tax	2,821.97
State Energy Surcharge	69.62

Total Electric Charges $ 25,467.36

***Green Power for a Green LA**--LADWP's Green Power program replaces electricity from polluting power plants with energy generated from renewable resources. To learn more and sign u visit www.ladwp.com/greenpower*

Electric Definitions

Demand Charge – a charge related to maximum power measured in kilowatts (kW). It is the highest kW as measured by the meter over a continuous 15 minute interval during the billing period.

Facilities Charge – a charge to recover the cost of transformer and line capacity used in meeting customer's maximum demand as recorded in the last twelve months.

kVarh – (kilo-var-hour) the units in which electric reactive energy usage is measured. One kVarh equals 1000 volt-ampere reactive energy use for one hour.

Minimum Charge – an amount charged if your usage falls below a certain minimum level to cover costs for services provided such as meter reading, billing, postage, etc. when a service charge is not applicable.

Power Factor – the ratio of real Energy (kWh) to reactive energy (kVarh) for a given time period. The Maximum value is 1.0

Rate Schedule – rates, based on type of use, approved by the Board of Water and Power Commissioners and adopted by the City Council. For a list, visit www.ladwp.com

RPS – Renewable Portfolio Standard program to increase the use of energy from photovoltaics, wind, biomass, and other renewable sources.

Service Charge – a charge for services provided such as meter reading, billing, postage, etc.

Time-of-Use – Time-of-Use rates are based on the time of day that you use electricity. During the Base hours, when customer use is low, your price will be lower than the standard rate. Prices during Low Peak hours are slightly higher than standard rate. In High Peak hours, the cost to supply energy is the highest, and it will cost more than the standard rate.



Los Angeles Department of Water & Power

www.ladwp.com

BILL DATE	DATE DUE
May 6, 2017	May 25, 2017
ACCOUNT NUMBER	**AMOUNT DUE**
893 910 0000	$ 25,080.46

CUSTOMER SERVICE – 7:00 am - 6:00 pm
1-800-499-8840

RANCHO COLD STORAGE INC, 670 MESQUIT ST, LOS ANGELES, CA 90021

Account Summary

P 5-17-17 Ck # 45404

Previous Account Balance		$ 0.00
Payment Received	*No payment received*	- .00
New Charges		+ 25,080.46
	Total Amount Due	**$ 25,080.46**

Summary of New Charges

Details on following pages.

Los Angeles Department of Water and Power Charges		
800-499-8840	Electric Charges 4/1/17 - 5/1/17	$25,080.46
	Total LADWP Charges	**$ 25,080.46**

Total New Charges $ 25,080.46

Paying Your Bill

AUTOMATIC PAYMENT
Automatically pay from your checking or savings by logging in at *www.ladwp.com/combillpay*

ONLINE
Pay from your checking or savings any time by logging in at *www.ladwp.com/myaccount*

BY PHONE
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BY MAIL
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IN PERSON
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PLEASE KEEP THIS PORTION FOR YOUR RECORDS. IF PAYING IN PERSON, BRING ENTIRE BILL TO CUSTOMER SERVICE CENTER.

Other Important Phone Numbers

HEARING OR SPEECH-IMPAIRED - TTY
1-800-HEAR-DWP(432-7397)

CITY OF LOS ANGELES UTILITY TAX
1-800-215-6277

Correspondence Addresses

Please do not send correspondence with your payment. It may be delayed or lost.

LOS ANGELES DEPT OF WATER & POWER
PO Box 515407
Los Angeles,CA 90051-6707

Customer Service and Payment Information

WHEN TO PAY YOUR BILL

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Los Angeles Department of Water & Power

www.ladwp.com 1-800-499-8840

Hours of operation - 7 am to 6 pm

DEFINITIONS

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VRPSEA – (Variable Renewable Portfolio Standard Energy Adjustment) a charge reflecting the costs of RPS market purchases and RPS costs above and beyond any Operations and Maintenance and debt service payments.

Electric Charges

SA # : 8939100325

BILLING PERIOD 4/1/17 - 5/1/17
DAYS 31

RATE SCHEDULE
Initial Version

Service Charge	150.00
Facility Charge	2,305.08
Energy High-Peak	726.16
Energy Low-Peak	2,097.33
Energy Base	5,687.27
Reactive High-Peak	91.24
Reactive Low-Peak	272.85
Reactive Base	509.78
ECA	13,228.86
ESA	232.53
RCA	485.28
VEA	-1,197.34
CRPSEA	1,027.62
VRPSEA	2,399.33
IRCA	881.61
Special XCD/XRT Discount	-6,663.79
City of Los Angeles Utility Tax	2,779.23
State Energy Surcharge	67.42
Total Electric Charges	**$ 25,080.46**

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Minimum Charge – an amount charged if your usage falls below a certain minimum level to cover costs for services provided such as meter reading, billing, postage, etc. when a service charge is not applicable.

Power Factor – the ratio of real Energy (kWh) to reactive energy (kVarh) for a given time period. The Maximum value is 1.0

Rate Schedule – rates, based on type of use, approved by the Board of Water and Power Commissioners and adopted by the City Council. For a list, visit www.ladwp.com

RPS – Renewable Portfolio Standard program to increase the use of energy from photovoltaics, wind, biomass, and other renewable sources.

Service Charge – a charge for services provided such as meter reading, billing, postage, etc.

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Los Angeles Department of Water & Power

www.ladwp.com

BILL DATE	DATE DUE
May 25, 2017	Jun 13, 2017
ACCOUNT NUMBER	**AMOUNT DUE**
322 391 0704	$ 241.50

CUSTOMER SERVICE – 7:00 am - 6:00 pm
1-800-499-8840

RANCHO COLD STORAGE INC, 670 MESQUIT ST, LOS ANGELES, CA 90021

Paying Your Bill

AUTOMATIC PAYMENT
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ONLINE
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IN PERSON
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Account Summary

Previous Account Balance		$ 241.50
Payment Received 5/11/17	*Thank you*	-241.50
New Charges		+ 241.50
	Total Amount Due	**$ 241.50**

Summary of New Charges

Details on following pages.

Los Angeles Department of Water and Power Charges		
800-499-8840	Area Lighting Charges	$241.50
	Total LADWP Charges	**$ 241.50**

Total New Charges $ 241.50

PLEASE KEEP THIS PORTION FOR YOUR RECORDS. IF PAYING IN PERSON, BRING ENTIRE BILL TO CUSTOMER SERVICE CENTER

Other Important Phone Numbers

HEARING OR SPEECH-IMPAIRED - TTY
1-800-HEAR-DWP(432-7397)

CITY OF LOS ANGELES UTILITY TAX
1-800-215-6277

Correspondence Addresses

Please do not send correspondence with your payment. It may be delayed or lost.

LOS ANGELES DEPT OF WATER & POWER
PO Box 515407
Los Angeles,CA 90051-6707

Customer Service and Payment Information

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Los Angeles Department of Water & Power
www.ladwp.com 1-800-499-8840
Hours of operation - 7 am to 6 pm

DEFINITIONS

Electric Subsidy Adjustment – a charge, based on usage, to help cover costs of special customer subsidies including senior, disabled and low income.

Energy Cost Adjustment – an adjustment that reflects the variations in what LADWP pays for the energy they deliver to customers.

kWh – (kilowatt-hours) the units in which electric meters measure usage. 1 kWh equals 1000 watts of electricity supplied for one hour.

Reliability Cost Adjustment – an amount reflecting the costs to support additional capital investments needed to improve reliability in areas of power distribution, transmission and generation infrastructures.

Service Charge – a charge for non-measured services provided (meter reading, billing, postage, etc.)

Area Lighting Charges

SA # : 3223910222

BILLING PERIOD 4/26/17 - 5/25/17
DAYS 29
RATE SCHEDULE Outdoor Area Lighting Service and OAL[i]

Type of Light	Number	Start Date	End Date
OAL DH Metal Halide 250W	1 lamp	4/27/17	5/25/17

OAL DH Metal Halide 250W	$18.25/lamp 1 lamp(s) x per month	18.25

Total Area Lighting Charges $ 18.25

Area Lighting Charges

SA # : 3223910312

BILLING PERIOD 4/26/17 - 5/25/17
DAYS 29
RATE SCHEDULE Outdoor Area Lighting Service and OAL[i]

Type of Light	Number	Start Date	End Date
OAL DH Metal Halide 1000W	3 lamps	4/27/17	5/25/17

OAL DH Metal Halide 1000W	$36.25/lamp 3 lamp(s) x per month	108.75

Total Area Lighting Charges $ 108.75

Area Lighting Charges

SA # : 3223910708

BILLING PERIOD 4/26/17 - 5/25/17
DAYS 29
RATE SCHEDULE Outdoor Area Lighting Service and OAL[i]

Type of Light	Number	Start Date	End Date
OAL DH Metal Halide 1000W	2 lamps	4/27/17	5/25/17

OAL DH Metal Halide 1000W	$36.25/lamp 2 lamp(s) x per month	72.50

Total Area Lighting Charges $ 72.50

Area Lighting Charges

SA # : 3223910840

BILLING PERIOD 4/26/17 - 5/25/17
DAYS 29
RATE SCHEDULE Outdoor Area Lighting Service and OAL[i]

Type of Light	Number	Start Date	End Date
OAL DH Metal Halide 400W	2 lamps	4/27/17	5/25/17

OAL DH Metal Halide 400W	$21.00/lamp 2 lamp(s) x per month	42.00

Total Area Lighting Charges $ 42.00



Los Angeles Department of Water & Power

www.ladwp.com

BILL DATE	DATE DUE	Page
May 25, 2017	Jun 13, 2017	
ACCOUNT NUMBER	**AMOUNT DUE**	
384 550 0000	$ 219.24	

CUSTOMER SERVICE – 7:00 am - 6:00 pm
1-800-499-8840

RANCHO COLD STORAGE INC, 690 MESQUIT ST, LOS ANGELES, CA 90021

Paying Your Bill

AUTOMATIC PAYMENT
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ONLINE
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BY PHONE
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BY MAIL
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IN PERSON
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Account Summary

Previous Account Balance		$ 219.2
Payment Received 5/11/17	*Thank you*	-219.2
New Charges		+ 219.2
	Total Amount Due	**$ 219.2**

Summary of New Charges

Details on following pages

Los Angeles Department of Water and Power Charges			
800-499-8840	Fire Service Charges	4/26/17 - 5/25/17	$219.24
		Total LADWP Charges	**$ 219.24**

Total New Charges $ 219.24

PLEASE KEEP THIS PORTION FOR YOUR RECORDS. IF PAYING IN PERSON, BRING ENTIRE BILL TO CUSTOMER SERVICE CENTER

ther Important Phone Numbers

EARING OR SPEECH-IMPAIRED - TTY
-800-HEAR-DWP(432-7397)

ITY OF LOS ANGELES UTILITY TAX
-800-215-6277

Correspondence Addresses

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LOS ANGELES DEPT OF WATER & POWER
PO Box 515407
Los Angeles,CA 90051-6707

Customer Service and Payment Information

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Los Angeles Department of Water & Power
www.ladwp.com 1-800-499-8840
Hours of operation - 7 am to 6 pm

Fire Service Charges

SA # : 3845500511

BILLING PERIOD	DAYS	RATE SCHEDULE
4/26/17 - 5/25/17	29	Water Schedule E - Private Fire Service

SERVES
8" FIRE SERVICE

METER NUMBER	CURRENT READ	–	PREVIOUS READ	=	TOTAL USED
00001233-515369	0		0		0 HCF

Service Availability Charge	219.24
Subtotal Water Charges	**$219.24**

Total Fire Service Charges $ 219.24

There are no Sewer Service Charges on Fire Service.

Los Angeles Department of Water & Power

www.ladwp.com

BILL DATE	DATE DUE	Page
May 25, 2017	Jun 13, 2017	
ACCOUNT NUMBER	**AMOUNT DUE**	
393 910 0000	$ 63.33	

CUSTOMER SERVICE – 7:00 am - 6:00 pm
1-800-499-8840

RANCHO COLD STORAGE INC, 658 MESQUIT ST, LOS ANGELES, CA 90021

Paying Your Bill

AUTOMATIC PAYMENT
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www.ladwp.com/combillpay

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IN PERSON
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www.ladwp.com/servicecenters

Account Summary

Previous Account Balance		$ 63.
Payment Received 5/11/17	*Thank you*	-63.
New Charges		+ 63.
	Total Amount Due	**$ 63.3**

Summary of New Charges

Details on following pages

Los Angeles Department of Water and Power Charges			
800-499-8840	Fire Service Charges	4/26/17 - 5/25/17	$63.33
		Total LADWP Charges	**$ 63.33**

Total New Charges $ 63.33

PLEASE KEEP THIS PORTION FOR YOUR RECORDS. IF PAYING IN PERSON, BRING ENTIRE BILL TO CUSTOMER SERVICE CENTER

:her Important Phone Numbers

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800-HEAR-DWP(432-7397)

TY OF LOS ANGELES UTILITY TAX
-800-215-6277

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Los Angeles Department of Water & Power
www.ladwp.com 1-800-499-8840
Hours of operation - 7 am to 6 pm

Fire Service Charges

SA # : 3939100187

BILLING PERIOD	DAYS	RATE SCHEDULE
4/26/17 - 5/25/17	29	Water Schedule E - Private Fire Service

SERVES
4" FIRE SERVICE

METER NUMBER	CURRENT READ	–	PREVIOUS READ	=	TOTAL USED
00000143-1299193	0		0		0 HCF

Service Availability Charge	63.33
Subtotal Water Charges	**$63.33**

Total Fire Service Charges $ 63.33

There are no Sewer Service Charges on Fire Service



Los Angeles Department of Water & Power

www.ladwp.com

BILL DATE	DATE DUE
May 25, 2017	Jun 13, 2017
ACCOUNT NUMBER	**AMOUNT DUE**
693 910 0000	$ 4,760.74

CUSTOMER SERVICE – 7:00 am - 6:00 pm
1-800-499-8840

RANCHO COLD STORAGE INC, 658 MESQUIT ST, LOS ANGELES, CA 90021

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IN PERSON
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Account Summary

Previous Account Balance		$ 4,666.95
Payment Received 5/11/17	*Thank you*	-4,666.95
New Charges		+ 4,760.74
	Total Amount Due	**$ 4,760.74**

Summary of New Charges

Details on following pages.

Los Angeles Department of Water and Power Charges				
800-499-8840	Electric Charges	4/25/17 - 5/24/17	29,120 kWh	$4,760.74
			Total LADWP Charges	**$ 4,760.74**

Total New Charges **$ 4,760.74**

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Other Important Phone Numbers

HEARING OR SPEECH-IMPAIRED - TTY
1-800-HEAR-DWP(432-7397)

CITY OF LOS ANGELES UTILITY TAX
1-800-215-6277

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Please do not send correspondence with your payment. It may be delayed or lost

LOS ANGELES DEPT OF WATER & POWER
PO Box 515407
Los Angeles,CA 90051-6707

Customer Service and Payment Information

WHEN TO PAY YOUR BILL

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Los Angeles Department of Water & Power
www.ladwp.com 1-800-499-8840
Hours of operation - 7 am to 6 pm

DEFINITIONS

CRPSEA – (Capped Renewable Portfolio Standard Energy Adjustment) a charge reflecting the costs associated with RPS Operations and Maintenance, RPS debt service, and Energy Efficiency Programs.

ECA – (Energy Cost Adjustment) an adjustment that reflects the variations of fuel, energy and other associated costs.

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kWh – (kilo-watt-hour) the units in which electric usage is measured. One kWh equals 1000 watts of electricity used for one hour.

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VRPSEA – (Variable Renewable Portfolio Standard Energy Adjustment) a charge reflecting the costs of RPS market purchases and RPS costs above and beyond any Operations and Maintenance and debt service payments.

Electric Charges

SA # : 6939100542

BILLING PERIOD 4/25/17 - 5/24/17
DAYS 29

RATE SCHEDULE
A-2 and A-2[i] Primary Electric - Rate B TOU - KVAR Metered Service

NEXT SCHEDULED READ DATE
6/23/17

METER NUMBER
APMV00226-0000842
SERVES
6 BASE KVARH

PERIOD	CURRENT READ	–	PREVIOUS READ	x	MULTIPLIER	=	TOTAL USED
High Peak kW	0.5				160		80 kW
Low Peak kW	0.51				160		81.6 kW
Base kW	0.43				160		68.8 kW
High Peak kWh	2240		2215		160		4000 kWh
Low Peak kWh	3181		3144		160		5920 kWh
Base kWh	11236		11116		160		19200 kWh
High Peak kVarh	1782		1764		160		2880 kVarh
Low Peak kVarh	2598		2570		160		4480 kVarh
Base kVarh	9590		9494		160		15360 kVarh

Service Charge		28.00
Facilities Charge	89.6 kW x $5.36/kW	480.26
ESA	89.6 kW x $0.46/kW	41.22
RCA	89.6 kW x $0.96/kW	86.02
IRCA	89.6 kW x $0.70/kW	62.72
IRCA based on KWH	29,120 kWH x $0.00227/kWH	66.10
High Peak Low Season Demand	80 kW x $4.75/kW	380.00
High Peak Low Season Energy	4,000 kWh x $0.0511/kWh	204.40
High Peak ECA	4,000 kWh x $0.0569/kWh	227.60
High Peak VEA	4,000 kWh x $-0.00515/kWh	-20.60
High Peak CRPSEA	4,000 kWh x $0.00442/kWh	17.68
High Peak VRPSEA	4,000 kWh x $0.01032/kWh	41.28
High Peak Subtotal	***(4,000 kWh x $0.21259/kWh)***	***$850.36***
Low Peak Low Season Demand	81.6 kW x $0.00/kW	0.00
Low Peak Low Season Energy	5,920 kWh x $0.0511/kWh	302.51
Low Peak ECA	5,920 kWh x $0.0569/kWh	336.85
Low Peak VEA	5,920 kWh x $-0.00515/kWh	-30.49
Low Peak CRPSEA	5,920 kWh x $0.00442/kWh	26.17
Low Peak VRPSEA	5,920 kWh x $0.01032/kWh	61.09
Low Peak Subtotal	***(5,920 kWh x $0.11759/kWh)***	***$696.13***
Base Low Season Demand	68.8 kW x $0.00/kW	0.00
Base Low Season Energy	19,200 kWh x $0.03317/kWh	636.86
Base ECA	19,200 kWh x $0.0569/kWh	1,092.48
Base VEA	19,200 kWh x $-0.00515/kWh	-98.88
Base CRPSEA	19,200 kWh x $0.00442/kWh	84.86
Base VRPSEA	19,200 kWh x $0.01032/kWh	198.14

(Continued on next page)

Los Angeles Department of Water & Power
www.ladwp.com 1-800-499-8840
Hours of operation - 7 am to 6 pm

(Continued from previous page)

Base Subtotal (19,200 kWh x $0.09966/kWh)		***$1,913.46***
Subtotal Electric Charges		**$4,224.27**
City of Los Angeles Utility Tax	$4,224.27 x 12.5%	528.03
State Energy Surcharge	29,120 kWh x $0.00029/kWh	8.44
	Total Electric Charges	**$ 4,760.74**

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kVarh – (kilo-var-hour) the units in which electric reactive energy usage is measured. One kVarh equals 1000 volt-ampere reactive energy use for one hour.

Minimum Charge – an amount charged if your usage falls below a certain minimum level to cover costs for services provided such as meter reading, billing, postage, etc. when a service charge is not applicable.

Power Factor – the ratio of real Energy (kWh) to reactive energy (kVarh) for a given time period. The Maximum value is 1.0

Rate Schedule – rates, based on type of use, approved by the Board of Water and Power Commissioners and adopted by the City Council. For a list, visit www.ladwp.com

RPS – Renewable Portfolio Standard program to increase the use of energy from photovoltaics, wind, biomass, and other renewable sources

Service Charge – a charge for services provided such as meter reading, billing, postage, etc.

Time-of-Use – Time-of-Use rates are based on the time of day that you use electricity. During the Base hours, when customer use is low, your price will be lower than the standard rate. Prices during Low Peak hours are slightly higher than standard rate. In High Peak hours, the cost to supply energy is the highest, and it will cost more than the standard rate.

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Los Angeles Department of Water & Power

www.ladwp.com

BILL DATE	DATE DUE
May 25, 2017	Jun 13, 2017
ACCOUNT NUMBER	**AMOUNT DUE**
451 671 0000	$ 8,790.41

CUSTOMER SERVICE – 7:00 am - 6:00 pm
1-800-499-8840

RANCHO COLD STORAGE INC, 685 MESQUIT ST, LOS ANGELES, CA 90021

Paying Your Bill

AUTOMATIC PAYMENT
Automatically pay from your checking or savings by logging in at *www.ladwp.com/combillpay*

ONLINE
Pay from your checking or savings any time by logging in at *www.ladwp.com/myaccount*

BY PHONE
Pay from your checking or savings any time by calling 1-877-MYPAYDWP (1-877-697-2939)

BY MAIL
Place your payment stub and your check or money order in the envelope provided with the bill.

IN PERSON
Pay at any Customer Service Center. Locations are listed on the back of your payment stub and at *www.ladwp.com/servicecenters*

Account Summary

Previous Account Balance		$ 8,568.46
Payment Received 5/11/17	*Thank you*	-8,568.46
New Charges		+ 8,790.41
	Total Amount Due	**$ 8,790.41**

Summary of New Charges

Details on following pages.

Los Angeles Department of Water and Power Charges			
Electric Charges	4/25/17 - 5/24/17	56,080 kWh	$8,790.41
		Total LADWP Charges	**$ 8,790.41**

800-499-8840

Total New Charges $ 8,790.41

PLEASE KEEP THIS PORTION FOR YOUR RECORDS IF PAYING IN PERSON BRING ENTIRE BILL TO CUSTOMER SERVICE CENTER

Other Important Phone Numbers

HEARING OR SPEECH-IMPAIRED - TTY
1-800-HEAR-DWP(432-7397)

CITY OF LOS ANGELES UTILITY TAX
1-800-215-6277

Correspondence Addresses

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LOS ANGELES DEPT OF WATER & POWER
PO Box 515407
Los Angeles,CA 90051-6707

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Los Angeles Department of Water & Power
www.ladwp.com 1-800-499-8840
Hours of operation - 7 am to 6 pm

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Electric Charges

SA # : 4516710848

BILLING PERIOD 4/25/17 - 5/24/17
DAYS 29

RATE SCHEDULE
A-2 and A-2[i] Primary Electric - Rate B TOU - KVAR Metered Service

NEXT SCHEDULED READ DATE
6/23/17

METER NUMBER
APMV00222-0002228
SERVES
2 LOW PEAK KVARH

PERIOD	CURRENT READ	–	PREVIOUS READ	x	MULTIPLIER	=	TOTAL USED
High Peak kW	1.67				80		133.6 kW
High Peak kW	1.76				80		140.8 kW
Low Peak kW	1.63				80		130.4 kW
Low Peak kW	1.53				80		122.4 kW
Base kW	1.62				80		129.6 kW
Base kW	1.61				80		128.8 kW
High Peak kWh	8225		8148		80		6160 kWh
High Peak kWh	18		0		80		1440 kWh
Low Peak kWh	11837		11729		80		8640 kWh
Low Peak kWh	25		0		80		2000 kWh
Base kWh	41139		40768		80		29680 kWh
Base kWh	102		0		80		8160 kWh
High Peak kVarh	6674		6614		80		4800 kVarh
High Peak kVarh	14		0		80		1120 kVarh
Low Peak kVarh	9687		9597		80		7200 kVarh
Low Peak kVarh	21		0		80		1680 kVarh
Base kVarh	35383		35067		80		25280 kVarh
Base kVarh	86		0		80		6880 kVarh

Service Charge		28.00
Facilities Charge	141.6 kW x $5.36/kW	758.98
ESA	141.6 kW x $0.46/kW	65.14
RCA	141.6 kW x $0.96/kW	135.94
IRCA	141.6 kW x $0.70/kW	99.12
IRCA based on KWH	56,080 kWH x $0.00227/kWH	127.30
High Peak Low Season Demand	140.8 kW x $4.75/kW	668.80
High Peak Low Season Energy	7,600 kWh x $0.0511/kWh	388.36
High Peak ECA	7,600 kWh x $0.0569/kWh	432.44
High Peak VEA	7,600 kWh x $-0.00515/kWh	-39.14
High Peak CRPSEA	7,600 kWh x $0.00442/kWh	33.59
High Peak VRPSEA	7,600 kWh x $0.01032/kWh	78.43
High Peak Subtotal	***(7,600 kWh x $0.20559/kWh)***	***$1,562.48***
Low Peak Low Season Demand	130.4 kW x $0.00/kW	0.00
Low Peak Low Season Energy	10,640 kWh x $0.0511/kWh	543.70
Low Peak ECA	10,640 kWh x $0.0569/kWh	605.42
Low Peak VEA	10,640 kWh x $-0.00515/kWh	-54.80
Low Peak CRPSEA	10,640 kWh x $0.00442/kWh	47.03
Low Peak VRPSEA	10,640 kWh x $0.01032/kWh	109.80
Low Peak Subtotal	***(10,640 kWh x $0.11759/kWh)***	***$1,251.15***

(Continued on next page)

Los Angeles Department of Water & Power
www.ladwp.com 1-800-499-8840
Hours of operation - 7 am to 6 pm

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(Continued from previous page)

Base Low Season Demand	129.6 kW x $0.00/kW	0.00
Base Low Season Energy	37,840 kWh x $0.03317/kWh	1,255.15
Base ECA	37,840 kWh x $0.0569/kWh	2,153.10
Base VEA	37,840 kWh x $-0.00515/kWh	-194.88
Base CRPSEA	37,840 kWh x $0.00442/kWh	167.25
Base VRPSEA	37,840 kWh x $0.01032/kWh	390.51
Base Subtotal	***(37,840 kWh x $0.09966/kWh)***	***$3,771.13***
Subtotal Electric Charges		**$7,799.24**
City of Los Angeles Utility Tax	$7,799.24 x 12.5%	974.91
State Energy Surcharge	56,080 kWh x $0.00029/kWh	16.26
	Total Electric Charges	**$ 8,790.41**

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Los Angeles Department of Water & Power

www.ladwp.com

BILL DATE	DATE DUE
May 25, 2017	Jun 13, 2017
ACCOUNT NUMBER	**AMOUNT DUE**
493 910 0000	$ 1,041.26

CUSTOMER SERVICE – 7:00 am - 6:00 pm
1-800-499-8840

RANCHO COLD STORAGE INC, 658 MESQUIT ST, LOS ANGELES, CA 90021

Paying Your Bill

AUTOMATIC PAYMENT
Automatically pay from your checking or savings by logging in at
www.ladwp.com/combillpay

ONLINE
Pay from your checking or savings any time by logging in at
www.ladwp.com/myaccount

BY PHONE
Pay from your checking or savings any time by calling
1-877-MYPAYDWP (1-877-697-2939)

BY MAIL
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IN PERSON
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www.ladwp.com/servicecenters

Account Summary

Previous Account Balance		$ 1,126.80
Payment Received 5/11/17	*Thank you*	-1,126.80
New Charges		+ 1,041.26
	Total Amount Due	**$ 1,041.26**

Summary of New Charges

Details on following pages.

Los Angeles Department of Water and Power Charges				
800-499-8840	Electric Charges	4/25/17 - 5/24/17	6,290 kWh	$1,041.26
			Total LADWP Charges	**$ 1,041.26**

Total New Charges $ 1,041.26

PLEASE KEEP THIS PORTION FOR YOUR RECORDS. IF PAYING IN PERSON, BRING ENTIRE BILL TO CUSTOMER SERVICE CENTER

Other Important Phone Numbers

HEARING OR SPEECH-IMPAIRED - TTY
1-800-HEAR-DWP(432-7397)

CITY OF LOS ANGELES UTILITY TAX
1-800-215-6277

Correspondence Addresses

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Electric Charges

SA # : 4939100550

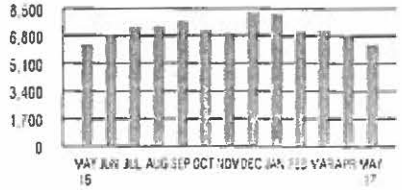
BILLING PERIOD 4/25/17 - 5/24/17
DAYS 29

RATE SCHEDULE
A-1 and A-1 [i] Small General Electric - Rate A Standard Service

NEXT SCHEDULED READ DATE
6/23/17

METER NUMBER
M00009-00977696

USAGE HISTORY *(Total kWh)*



	Prev Yr	May 17
Total kWh used	6,251	6,290
Average daily kWh	223	217
Days in billing period	28	29
Your average daily cost of electricity		$35.91
Highest Demand in last 12 months.		19.02 kW

DESCRIPTION	CURRENT READ	–	PREVIOUS READ	=	TOTAL USED
Demand kW	15.35				15.35 kW
Energy kWh	74029		67739		6290 kWh

Service Charge		7.00
Facilities Charge	19.02 kW x $5.36/kW	101.95
ESA	19.02 kW x $0.46/kW	8.75
RCA	19.02 kW x $0.96/kW	18.26
IRCA	19.02 kW x $0.70/kW	13.31
IRCA based on KWH	6,290 kWH x $0.00227/kWH	14.28
Energy Charge Low Season	6,290 kWh x $0.0544/kWh	342.18
ECA	6,290 kWh x $0.0569/kWh	357.90
VEA	6,290 kWh x $-0.00515/kWh	-32.39
CRPSEA	6,290 kWh x $0.00442/kWh	27.80
VRPSEA	6,290 kWh x $0.01032/kWh	64.91
Subtotal Electric Charges		**$923.95**
City of Los Angeles Utility Tax	$923.95 x 12.5%	115.49
State Energy Surcharge	6,290 kWh x $0.00029/kWh	1.82
	Total Electric Charges	**$ 1,041.26**

Green Power for a Green LA – LADWP's Green Power program replaces electricity from coal-fired power plants with energy generated from renewable resources. To learn more and sign up, visit www.ladwp.com/greenpower.

Electric Definitions

Demand Charge – a charge related to maximum power measured in kilowatts (kW). It is the highest kW as measured by the meter over a continuous 15 minute interval during the billing period.

Facilities Charge – a charge to recover the cost of transformer and line capacity used in meeting customer's maximum demand as recorded in the last twelve months.

kVarh – (kilo-var-hour) the units in which electric reactive energy usage is measured. One kVarh equals 1000 volt-ampere reactive energy use for one hour.

Minimum Charge – an amount charged if your usage falls below a certain minimum level to cover costs for services provided such as meter reading, billing, postage, etc. when a service charge is not applicable.

Power Factor – the ratio of real Energy (kWh) to reactive energy (kVarh) for a given time period. The Maximum value is 1.0.

Rate Schedule – rates, based on type of use, approved by the Board of Water and Power Commissioners and adopted by the City Council. For a list, visit www.ladwp.com.

RPS – Renewable Portfolio Standard program to increase the use of energy from photovoltaics, wind, biomass, and other renewable sources.

Service Charge – a charge for services provided such as meter reading, billing, postage, etc.

Time-of-Use – Time-of-Use rates are based on the time of day that you use electricity. During the Base hours, when customer use is low, your price will be lower than the standard rate. Prices during Low Peak hours are slightly higher than standard rate. In High Peak hours, the cost to supply energy is the highest, and it will cost more than the standard rate.



Los Angeles Department of Water & Power

www.ladwp.com

BILL DATE	DATE DUE
May 25, 2017	Jun 13, 2017
ACCOUNT NUMBER	**AMOUNT DUE**
593 910 0000	$ 5,721.32

CUSTOMER SERVICE – 7:00 am - 6:00 pm
1-800-499-8840

RANCHO COLD STORAGE INC, 658 MESQUIT ST, LOS ANGELES, CA 90021

The enclosed bill covers multiple billing periods. We are sorry for the inconvenience. Payment options are available through Commercial Accounts Management at 888-922-4467.

Paying Your Bill

AUTOMATIC PAYMENT
Automatically pay from your checking or savings by logging in at *www.ladwp.com/combillpay*

ONLINE
Pay from your checking or savings any time by logging in at *www.ladwp.com/myaccount*

BY PHONE
Pay from your checking or savings any time by calling 1-877-MYPAYDWP (1-877-697-2939)

BY MAIL
Place your payment stub and your check or money order in the envelope provided with the bill.

IN PERSON
Pay at any Customer Service Center. Locations are listed on the back of your payment stub and at *www.ladwp.com/servicecenters*

Account Summary

Previous Account Balance		$ 0.00
Payment Received	*No payment received*	- .00
New Charges		+ 5,721.32
	Total Amount Due	**$ 5,721.32**

Summary of New Charges

Details on following pages.

Los Angeles Department of Water and Power Charges

800-499-8840

Water Charges	851 HCF	$4,358.96	
		Total LADWP Charges	**$ 4,358.96**

LADWP provides billing services for the Bureau of Sanitation. All money collected for the services listed in the City of Los Angeles Bureau of Sanitation Charges section is forwarded to them.

City of Los Angeles Bureau of Sanitation Charges

800-773-2489

Sewer Charges		$1,362.36	
		Total Sanitation Charges	**$ 1,362.36**

Total New Charges $ 5,721.32

PLEASE KEEP THIS PORTION FOR YOUR RECORDS. IF PAYING IN PERSON, BRING ENTIRE BILL TO CUSTOMER SERVICE CENTER

)ther Important Phone Numbers

IEARING OR SPEECH-IMPAIRED - TTY
-800-HEAR-DWP(432-7397)

:ITY OF LOS ANGELES UTILITY TAX
1-800-215-6277

Correspondence Addresses

Please do not send correspondence with your payment. It may be delayed or lost.

LOS ANGELES DEPT OF WATER & POWER
PO Box 515407
Los Angeles,CA 90051-6707

Customer Service and Payment Information

WHEN TO PAY YOUR BILL

Your bill is due and payable on presentation and shall become delinquent nineteen days after the date of presentation. The payment due on your bill applies to the current charges only and does not extend the due date on any unpaid previous balance. Current City of Los Angeles policy provides for notification ten (10) days prior to discontinuance of service for nonpayment.

LATE PAYMENT CHARGE

A Late Payment Charge amounting to an 18% annual rate, computed on a daily basis, may be assessed on electric and water balances that are not paid by the due date. The charge is made for each day of the billing period shown on the current bill. Service may be discontinued for nonpayment.

IF YOU QUESTION YOUR LADWP CHARGES

Please contact a representative by calling the Customer Service Telephone Number or by going into any of the Department of Water and Power Customer Service Centers listed on the back of your payment stub or email us using our Customer Service form at www.ladwp.com/contactus. After receiving an explanation, you may ask for more information from a supervisor. If you still disagree with the charges, you have a right to a management-level review. To ask for a management-level review, send a written request to: LADWP Customer Relations Office, P.O. Box 51111, Los Angeles, CA 90051-0100. You must pay the undisputed portion of the bill within 7 days of the request for a management-level review. Your account will be reviewed and you will be informed of the result.

ELECTRONIC CHECK CONVERSION

Your payment may be processed as a check transaction or a one-time electronic fund transfer, which means funds may be withdrawn the same day as payment, and you will not receive your check back from your bank. For more information on electronic fund transfers and fees for insufficient funds, please see *www.ladwp.com/checkconversion*.

Los Angeles Department of Water & Power
www.ladwp.com 1-800-499-8840
Hours of operation - 7 am to 6 pm

DEFINITIONS

HCF – (Hundred Cubic Feet) the units in which water usage is measured. One HCF equals 748 gallons.

Rate Schedule – rates, based on type of use, approved by the Board of Water and Power Commissioners and adopted by the City Council. For a list, visit www.ladwp.com

Tier (Commercial) – One of two usage ranges used in a pricing method that provides an incentive to conserve water. The first usage range (Winter Tier 1 allotment) is based on average consumption for the preceding Dec. - Mar. Any usage over the Tier 1 allotment is billed at a higher rate (Tier 2). During the High Season months (June 1 - Sept. 30), Tier 1 allotment shall be 105% of Winter Tier 1 allotment. Shortage year water rates no longer apply.

Water Charges

SA # :5939100574

BILLING PERIOD 4/25/17 - 5/24/17 **DAYS** 29

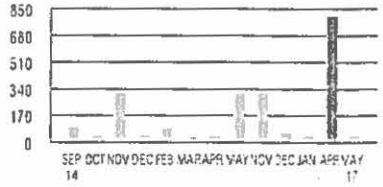
RATE SCHEDULE
Water Schedule C - Comm, Ind, Govt and Temp Service

NEXT SCHEDULED READ DATE
6/23/17

TIER 1 ALLOTMENT
136.70044 HCF

SERVES
SM DIAL COM'L BLDG

USAGE HISTORY *(Total HCF)*



*Tier usage detail unavailable due to rate changes in effect

	Prev Yr	May 17
Total HCF used	806	45
Average daily gallons	1328	1161
Days in billing period	454	29
Your average daily cost of water		$8.94
Your average cost per gallon of water		$0.01

1 Hundred Cubic Feet (HCF) = 748 Gallons

METER NUMBER	DESCRIPTION	CURRENT READ	-	PREVIOUS READ	=	TOTAL USED
96120718	SMALL	3838		3838		0 HCF
96120718	LARGE	433		433		0 HCF
96120718	SMALL	806		0		806 HCF
96120718	LARGE	0		0		0 HCF
96120718	SMALL	851		806		45 HCF
96120718	LARGE	0		0		0 HCF
		ESTIMATED		*ESTIMATED*		

BILLING PERIOD 1/28/16 - 4/14/16 **DAYS** 78 **RATE SCHEDULE** Water Schedule C - Comm, Ind, Govt and Temp Service

Tier 1 Water	138.47577 HCF x $4.74971/HCF	657.72
Subtotal Water Charges		**$657.72**
Water Charges 1/28/16 - 4/14/16 (78 Days)		**$657.72**

BILLING PERIOD 4/15/16 - 6/30/16 **DAYS** 77 **RATE SCHEDULE** Water Schedule C - Comm, Ind, Govt and Temp Service

Tier 1 Water	136.70044 HCF x $5.55199/HCF	758.96
Subtotal Water Charges		**$758.96**
Water Charges 4/15/16 - 6/30/16 (77 Days)		**$758.96**

BILLING PERIOD 7/1/16 - 4/25/17 **DAYS** 299 **RATE SCHEDULE** Water Schedule C - Comm, Ind, Govt and Temp Service

Tier 1 Water	530.82379 HCF x $5.05433/HCF	2,682.96
Subtotal Water Charges		**$2,682.96**
Water Charges 7/1/16 - 4/25/17 (299 Days)		**$2,682.96**

BILLING PERIOD 4/26/17 - 5/24/17 **DAYS** 29 **RATE SCHEDULE** Water Schedule C - Comm, Ind, Govt and Temp Service

Tier 1 Water	45 HCF x $5.76267/HCF	259.32
Subtotal Water Charges		**$259.32**
Water Charges 4/26/17 - 5/24/17 (29 Days)		**$259.32**

Total Water Charges $ 259.32

Your Water Usage by Tier



Usage is billed at different rates, depending on how much you use. The graph shows how your water usage relates to these tiers, and the rate you paid in each tier. For more, visit www.ladwp.com/res_water

July - December 2017 Biannual Notice of Change in LADWP WATER RATES

Julio - diciembre 2017 Aviso bianual de cambio a las TARIFAS DE AGUA DE LADWP

This notice is to inform you of the expected biannual water rate adjustments authorized by the Water Rate Ordinance for the City of Los Angeles that reflect the cost of buying water from the Metropolitan Water District (MWD) and executing other water projects and programs. These factors will become effective July 1, 2017. Individual rate adjustments will be an increase or decrease, as shown below. More information about LADWP's water rates can be found on the Department website at www.ladwp.com/waterrates.

Este aviso es para informarle del ajuste bianual a las tarifas de agua autorizados por la Ordenanza de la Tarifa de Agua de la Ciudad de Los Angeles que reflejan el costo de comprar agua del Metropolitan Water District (MWD) y para otros proyectos y programas de agua. Estos factores tomaran vigencia a partir del 1º de julio, 2017. Ajustes de tarifa individuales aumentarán o disminuirán en la muestra a continuación. una reduccion, como demostrado debajo. Más información sobre las tarifas de agua de LADWP está disponible en el sitio Web del departamento: www.ladwp.com/waterrates.

The factors below are per Hundred Cubic Feet (HCF) of water used.
One HCF equals 748 gallons.

Las tarifas debajo son por unidades de cien pies cúbicos (HCF, por sus siglas en inglés) de agua usada. Un HCF es igual a 748 galones.

Water Rate Adjustment Factors	Factores de Ajustes de Tarifas de Agua	Jan - Jun 2017 ene - jun 2017	Increase (Decrease) from Previous Quarter Aumento (Reducir) del Trimestre Previo	Jul - Dec 2017 jul - dic 2017
Water Supply Cost Adjustment Factor Tier 1	Ajuste al Costo de Suministro de Agua Nivel 1	$ 1.525	($ 0.404)	$ 1.121
Water Supply Cost Adjustment Factor Tier 2	Ajuste al Costo de Suministro de Agua Nivel 2	$ 2.974	($ 0.223)	$ 2.751
Water Supply Cost Adjustment Factor Tier 3	Ajuste al Costo de Suministro de Agua Nivel 3	$ 3.093	$ 1.168	$ 4.261
Water Supply Cost Adjustment Factor Tier 4	Ajuste al Costo de Suministro de Agua Nivel 4	$ 3.093	$ 1.267	$ 4.360
Water Quality Improvement	Mejoras de Calidad de Agua	$ 1.376	($ 0.106)	$ 1.270
Owens Valley Regulatory	Regulador de Owens Valley	$ 0.297	($ 0.024)	$ 0.273
Water Infrastructure	Infraestructura de Agua	$ 0.351	$ 0.121	$ 0.472
Base Rate Revenue Target Adjustment Factor	Ajuste de Objetivo Básico de Ingresos			
Schedule A	Calendario A	$ 0.235	$ 0.000	$ 0.235
Schedule B	Calendario B	$ 0.339	$ 0.000	$ 0.339
Schedule Other	Calendario Otro	$ 0.105	$ 0.000	$ 0.105
Low-Income Subsidy	Subsidio para Clientes de Bajos Recursos	$ 0.135	($ 0.015)	$ 0.120
Water Expense Stabilization	Estabilización del Costo de Agua	$ 0.181	$ 0.000	$ 0.181

For the year beginning January 1, 2017 and ending December 31, 2017, Outside City Surcharge will be $0.000, a decrease of $0.441 from the January 2016 - December 2016 surcharge of $0.441.

Para el año empezando el 1 de enero de 2017 y terminando el 31 de diciembre, de Recargo Fuera de la Ciudad será $0.000, una reducción de $0.441 del recargo de enero 2016 a diciembre 2016 de $0.441

Sewer Charges

SA # : 5939100573

LA SANITATION

www.lacitysan.org 1-800-773-2489
Hours of operation - 24/7

DEFINITIONS

Low Income Sewer Surcharge - an amount charged to each customer to help cover the costs of providing sewer service subsidies to low income customers, required by state and federal law.

Sewer Service Charge - (SSC) a charge for use of the sewer system, to cover the costs of constructing and maintaining wastewater facilities such as sewers and sewage treatment plants, and for treating sewage.

BILLING PERIOD	DAYS	SEWER RATE SCHEDULE
4/25/17 - 5/24/17	29	Sewer Service Charge - Multi Dwell and Commercial

BILLING PERIOD	DAYS	RATE SCHEDULE
1/28/16 - 6/30/16	155	Sewer Service Charge - Multi Dwell and Commercial

Sewer Service Charge - 155 days	99.06344 HCF x $4.23/HCF	419.04
Sewer Service Low Income Surcharge		2.72
Sewer Charges 1/28/16 - 6/30/16 (155 Days)		**$421.76**

BILLING PERIOD	DAYS	RATE SCHEDULE
7/1/16 - 4/25/17	299	Sewer Service Charge - Multi Dwell and Commercial

Sewer Service Charge - 299 days	191.09656 HCF x $4.51/HCF	861.85

(Continued on next page)

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Sewer Service Low Income Surcharge	5.25
Sewer Charges 7/1/16 - 4/25/17 (299 Days)	**$867.10**

BILLING PERIOD	DAYS	RATE SCHEDULE
4/26/17 - 5/24/17	29	Sewer Service Charge - Multi Dwell and Commercial

Sewer Service Charge	16.20000 HCF x $4.51/HCF	73.06
Sewer Service Low Income Surcharge		0.44
Sewer Charges 4/26/17 - 5/24/17 (29 Days)		**$73.50**

Total Sewer Charges $ 73.50



Los Angeles Department of Water & Power

www.ladwp.com

BILL DATE
May 25, 2017

ACCOUNT NUMBER
893 910 0000

DATE DUE
No Payment Due

AMOUNT DUE
$ 0.00

CUSTOMER SERVICE – 7.00 am - 6:00 pm
1-800-499-8840

Paying Your Bill

AUTOMATIC PAYMENT
Automatically pay from your checking or savings by logging in at
www.ladwp.com/combillpay

ONLINE
Pay from your checking or savings any time by logging in at
www.ladwp.com/myaccount

BY PHONE
Pay from your checking or savings any time by calling
1-877-MYPAYDWP (1-877-697-2939)

BY MAIL
Place your payment stub and your check or money order in the envelope provided with the bill.

IN PERSON
Pay at any Customer Service Center. Locations are listed on the back of your payment stub and at
www.ladwp.com/servicecenters

Account Summary

Previous Account Balance		$ 25,080.46
Payment Received 5/22/17	*Thank you*	-25.080.46
Total Amount Due		**$ 0.00**

Total New Charges $ 0.00

PLEASE KEEP THIS PORTION FOR YOUR RECORDS IF PAYING IN PERSON BRING ENTIRE BILL TO CUSTOMER SERVICE CENTER

Los Angeles Department of Water & Power

P.O. Box 30808 • Los Angeles CA 90030-0808

THIS IS YOUR BILL

ELECTRONIC SERVICE REQUESTED

484 1 AV 0.373 00484 / 8580
RANCHO COLD STORAGE INC
670 MESQUIT ST
LOS ANGELES CA 90021-1306

For paperless billing, go to
www.ladwp.com/myaccount

ACCOUNT NUMBER
893 910 0000

NO PAYMENT DUE

No payment is due at this time.

8939100000000000000000000

Other Important Phone Numbers

HEARING OR SPEECH-IMPAIRED - TTY
1-800-HEAR-DWP(432-7397)

CITY OF LOS ANGELES UTILITY TAX
1-800-215-6277

Correspondence Addresses

Please do not send correspondence with your payment. It may be delayed or lost.

LOS ANGELES DEPT OF WATER & POWER
PO Box 515407
Los Angeles,CA 90051-6707

Customer Service and Payment Information

WHEN TO PAY YOUR BILL

Your bill is due and payable on presentation and shall become delinquent nineteen days after the date of presentation. The payment due on your bill applies to the current charges only and does not extend the due date on any unpaid previous balance. Current City of Los Angeles policy provides for notification ten (10) days prior to discontinuance of service for nonpayment.

LATE PAYMENT CHARGE

A Late Payment Charge amounting to an 18% annual rate, computed on a daily basis, may be assessed on electric and water balances that are not paid by the due date. The charge is made for each day of the billing period shown on the current bill. Service may be discontinued for nonpayment.

IF YOU QUESTION YOUR LADWP CHARGES

Please contact a representative by calling the Customer Service Telephone Number or by going into any of the Department of Water and Power Customer Service Centers listed on the back of your payment stub or email us using our Customer Service form at www.ladwp.com/contactus. After receiving an explanation, you may ask for more information from a supervisor. If you still disagree with the charges, you have a right to a management-level review. To ask for a management-level review, send a written request to: LADWP Customer Relations Office, P.O. Box 51111, Los Angeles, CA 90051-0100. You must pay the undisputed portion of the bill within 7 days of the request for a management-level review. Your account will be reviewed and you will be informed of the result.

ELECTRONIC CHECK CONVERSION

Your payment may be processed as a check transaction or a one-time electronic fund transfer, which means funds may be withdrawn the same day as payment, and you will not receive your check back from your bank. For more information on electronic fund transfers and fees for insufficient funds, please see *www.ladwp.com/checkconversion*.

WHERE TO PAY YOUR BILL

All LADWP Customer Service Centers below are open Mon-Fri, except holidays, from 9:00 am to 5:00 pm. After hours payment depositories are located at all offices.

BISHOP
Main Office ... 300 Mandich Street

METROPOLITAN LOS ANGELES
Main Office ... 111 N. Hope St.
Boyle Heights ... 919 S. Soto St., #10
Central ... 4619 S. Central Ave.
Crenshaw-Baldwin Hills ... 4030 Crenshaw Blvd.
Hollywood ... 6547-B Sunset Blvd.
(entrance on Schrader Blvd.)
Lincoln Heights ... 2417 Daly St.
Slauson-Vermont ... 5928 S. Vermont Ave.
Watts ... 1686 E. 103rd St.

HARBOR AREA
San Pedro ... 535 W. 9th St.
Wilmington ... 931 N. Avalon Blvd.

SAN FERNANDO VALLEY
Canoga Park ... 7229 Winnetka Ave.
Mission Hills ... 11100 Sepulveda Blvd., #3
Van Nuys ... 6550 Van Nuys Blvd.

WEST LOS ANGELES
West Los Angeles ... 1394 S. Sepulveda Blvd.

PRINTED ON RECYCLED PAPER

Los Angeles Department of Water & Power

www.ladwp.com

BILL DATE	DATE DUE
Jun 7, 2017	Jun 26, 2017
ACCOUNT NUMBER	**AMOUNT DUE**
893 910 0000	$ 26,024.58

CUSTOMER SERVICE – 7:00 am - 6:00 pm
1-800-499-8840

RANCHO COLD STORAGE INC, 670 MESQUIT ST, LOS ANGELES, CA 90021

Account Summary

PD 6-12-17 CK# 45476

Previous Account Balance		$ 0.00
Payment Received	*No payment received*	- .00
New Charges		+ 26,024.58
	Total Amount Due	**$ 26,024.58**

Summary of New Charges

Details on following pages.

Los Angeles Department of Water and Power Charges		
800-499-8840	Electric Charges 5/1/17 - 6/1/17	$26,024.58
	Total LADWP Charges	**$ 26,024.58**
	Total New Charges	**$ 26,024.58**

Paying Your Bill

AUTOMATIC PAYMENT
Automatically pay from your checking or savings by logging in at *www.ladwp.com/combillpay*

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Other Important Phone Numbers

HEARING OR SPEECH-IMPAIRED - TTY
1-800-HEAR-DWP(432-7397)

CITY OF LOS ANGELES UTILITY TAX
1-800-215-6277

Correspondence Addresses

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LOS ANGELES DEPT OF WATER & POWER
PO Box 515407
Los Angeles,CA 90051-6707

Customer Service and Payment Information

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LATE PAYMENT CHARGE

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Los Angeles Department of Water & Power
www.ladwp.com 1-800-499-8840
Hours of operation - 7 am to 6 pm

DEFINITIONS

CRPSEA – (Capped Renewable Portfolio Standard Energy Adjustment) a charge reflecting the costs associated with RPS Operations and Maintenance, RPS debt service, and Energy Efficiency Programs.

ECA – (Energy Cost Adjustment) an adjustment that reflects the variations of fuel, energy and other associated costs.

ESA – (Electric Subsidy Adjustment) a charge reflecting the costs of subsidies including senior, disabled, low income, traffic control lighting, and enterprise zone.

IRCA – (Incremental Reliability Cost Adjustment) a charge reflecting Operations and Maintenance and debt service related to Power Reliability Program cost and legacy RCA under-collection.

kWh – (kilo-watt-hour) the units in which electric usage is measured. One kWh equals 1000 watts of electricity used for one hour.

RCA – (Reliability Cost Adjustment) a charge reflecting the costs to support additional capital investments needed to improve reliability in areas of power distribution, transmission and generation infrastructure.

VEA – (Variable Energy Adjustment) a charge reflecting the costs of fuel, non-RPS power purchase agreements, non-RPS economy purchases, legacy ECAF under-collection, and base rate decoupling from energy efficiency impact.

VRPSEA – (Variable Renewable Portfolio Standard Energy Adjustment) a charge reflecting the costs of RPS market purchases and RPS costs above and beyond any Operations and Maintenance and debt service payments.

Electric Charges

SA # : 8939100325

BILLING PERIOD 5/1/17 - 6/1/17
DAYS 32

RATE SCHEDULE
Initial Version

Service Charge	150.00
Facility Charge	2,305.08
Energy High-Peak	813.03
Energy Low-Peak	2,420.85
Energy Base	5,698.26
Reactive High-Peak	108.85
Reactive Low-Peak	319.21
Reactive Base	514.88
ECA	13,723.21
ESA	232.53
RCA	485.28
VEA	-1,242.08
CRPSEA	1,066.01
VRPSEA	2,488.99
IRCA	901.33
Special XCD/XRT Discount	-6,914.64
City of Los Angeles Utility Tax	2,883.85
State Energy Surcharge	69.94
Total Electric Charges	**$ 26,024.58**

***Green Power for a Green LA**--LADWP's Green Power program replaces electricity from polluting power plants with energy generated from renewable resources. To learn more and sign up visit www.ladwp.com/greenpower*

Electric Definitions

Demand Charge – a charge related to maximum power measured in kilowatts (kW). It is the highest kW as measured by the meter over a continuous 15 minute interval during the billing period.

Facilities Charge – a charge to recover the cost of transformer and line capacity used in meeting customer's maximum demand as recorded in the last twelve months.

kVarh – (kilo-var-hour) the units in which electric reactive energy usage is measured. One kVarh equals 1000 volt-ampere reactive energy use for one hour.

Minimum Charge – an amount charged if your usage falls below a certain minimum level to cover costs for services provided such as meter reading, billing, postage, etc. when a service charge is not applicable.

Power Factor – the ratio of real Energy (kWh) to reactive energy (kVarh) for a given time period. The Maximum value is 1.0

Rate Schedule – rates, based on type of use, approved by the Board of Water and Power Commissioners and adopted by the City Council. For a list, visit www.ladwp.com

RPS – Renewable Portfolio Standard program to increase the use of energy from photovoltaics, wind, biomass, and other renewable sources.

Service Charge – a charge for services provided such as meter reading, billing, postage, etc.

Time-of-Use – Time-of-Use rates are based on the time of day that you use electricity. During the Base hours, when customer use is low, your price will be lower than the standard rate. Prices during Low Peak hours are slightly higher than standard rate. In High Peak hours, the cost to supply energy is the highest, and it will cost more than the standard rate.



Los Angeles Department of Water & Power

www.ladwp.com

BILL DATE	DATE DUE
Jul 8, 2017	Jul 27, 2017
ACCOUNT NUMBER	**AMOUNT DUE**
893 910 0000	$ 23,786.21

CUSTOMER SERVICE – 7:00 am - 6:00 pm
1-800-499-8840

RANCHO COLD STORAGE INC, 670 MESQUIT ST, LOS ANGELES, CA 90021

Paying Your Bill

AUTOMATIC PAYMENT
Automatically pay from your checking or savings by logging in at *www.ladwp.com/combillpay*

ONLINE
Pay from your checking or savings any time by logging in at *www.ladwp.com/myaccount*

BY PHONE
Pay from your checking or savings any time by calling 1-877-MYPAYDWP (1-877-697-2939)

BY MAIL
Place your payment stub and your check or money order in the envelope provided with the bill.

IN PERSON
Pay at any Customer Service Center. Locations are listed on the back of your payment stub and at *www.ladwp.com/servicecenters*

Account Summary

Pd 7-17-17 Ck# 45552

Previous Account Balance		$ 0.00
Payment Received	*No payment received*	- .00
New Charges		+ 23,786.21
	Total Amount Due	**$ 23,786.21**

Summary of New Charges

Details on following pages.

Los Angeles Department of Water and Power Charges		
Electric Charges 6/1/17 - 7/1/17	$23,786.21	
Total LADWP Charges		**$ 23,786.21**

800-499-8840

Total New Charges $ 23,786.21

PLEASE KEEP THIS PORTION FOR YOUR RECORDS. IF PAYING IN PERSON, BRING ENTIRE BILL TO CUSTOMER SERVICE CENTER.

Other Important Phone Numbers

HEARING OR SPEECH-IMPAIRED - TTY
1-800-HEAR-DWP(432-7397)

CITY OF LOS ANGELES UTILITY TAX
1-800-215-6277

Correspondence Addresses

Please do not send correspondence with your payment. It may be delayed or lost.

LOS ANGELES DEPT OF WATER & POWER
PO Box 515407
Los Angeles,CA 90051-6707

Customer Service and Payment Information

WHEN TO PAY YOUR BILL

Your bill is due and payable on presentation and shall become delinquent nineteen days after the date of presentation. The payment due on your bill applies to the current charges only and does not extend the due date on any unpaid previous balance. Current City of Los Angeles policy provides for notification ten (10) days prior to discontinuance of service for nonpayment.

LATE PAYMENT CHARGE

A Late Payment Charge amounting to an 18% annual rate, computed on a daily basis, may be assessed on electric and water balances that are not paid by the due date. The charge is made for each day of the billing period shown on the current bill. Service may be discontinued for nonpayment.

IF YOU QUESTION YOUR LADWP CHARGES

Please contact a representative by calling the Customer Service Telephone Number or by going into any of the Department of Water and Power Customer Service Centers listed on the back of your payment stub or email us using our Customer Service form at www.ladwp.com/contactus. After receiving an explanation, you may ask for more information from a supervisor. If you still disagree with the charges, you have a right to a management-level review. To ask for a management-level review, send a written request to: LADWP Customer Relations Office, P.O. Box 51111, Los Angeles, CA 90051-0100. You must pay the undisputed portion of the bill within 7 days of the request for a management-level review. Your account will be reviewed and you will be informed of the result.

ELECTRONIC CHECK CONVERSION

Your payment may be processed as a check transaction or a one-time electronic fund transfer, which means funds may be withdrawn the same day as payment, and you will not receive your check back from your bank. For more information on electronic fund transfers and fees for insufficient funds, please see *www.ladwp.com/checkconversion*.

Los Angeles Department of Water & Power
www.ladwp.com 1-800-499-8840
Hours of operation - 7 am to 6 pm

DEFINITIONS

CRPSEA – (Capped Renewable Portfolio Standard Energy Adjustment) a charge reflecting the costs associated with RPS Operations and Maintenance, RPS debt service, and Energy Efficiency Programs.

ECA – (Energy Cost Adjustment) an adjustment that reflects the variations of fuel, energy and other associated costs.

ESA – (Electric Subsidy Adjustment) a charge reflecting the costs of subsidies including senior, disabled, low income, traffic control lighting, and enterprise zone.

IRCA – (Incremental Reliability Cost Adjustment) a charge reflecting Operations and Maintenance and debt service related to Power Reliability Program cost and legacy RCA under-collection.

kWh – (kilo-watt-hour) the units in which electric usage is measured. One kWh equals 1000 watts of electricity used for one hour.

RCA – (Reliability Cost Adjustment) a charge reflecting the costs to support additional capital investments needed to improve reliability in areas of power distribution, transmission and generation infrastructure.

VEA – (Variable Energy Adjustment) a charge reflecting the costs of fuel, non-RPS power purchase agreements, non-RPS economy purchases, legacy ECAF under-collection, and base rate decoupling from energy efficiency impact.

VRPSEA – (Variable Renewable Portfolio Standard Energy Adjustment) a charge reflecting the costs of RPS market purchases and RPS costs above and beyond any Operations and Maintenance and debt service payments.

Electric Charges

SA # : 8939100325

BILLING PERIOD 6/1/17 - 7/1/17
DAYS 31

RATE SCHEDULE
Initial Version

Service Charge	150.00
Facility Charge	2,305.08
Energy High-Peak	808.14
Energy Low-Peak	2,431.84
Energy Base	5,259.67
Reactive High-Peak	115.39
Reactive Low-Peak	241.86
Reactive Base	415.50
ECA	14,379.88
ESA	232.53
RCA	485.28
VEA	-1,301.52
CRPSEA	1,117.04
VRPSEA	2,608.09
IRCA	927.53
Special XCD/XRT Discount	-9,098.16
City of Los Angeles Utility Tax	2,634.77
State Energy Surcharge	73.29

Total Electric Charges $ 23,786.21

***Green Power for a Green LA**--LADWP's Green Power program replaces electricity from polluting power plants with energy generated from renewable resources. To learn more and sign up visit www.ladwp.com/greenpower*

Electric Definitions

Demand Charge – a charge related to maximum power measured in kilowatts (kW). It is the highest kW as measured by the meter over a continuous 15 minute interval during the billing period.

Facilities Charge – a charge to recover the cost of transformer and line capacity used in meeting customer's maximum demand as recorded in the last twelve months.

kVarh – (kilo-var-hour) the units in which electric reactive energy usage is measured. One kVarh equals 1000 volt-ampere reactive energy use for one hour.

Minimum Charge – an amount charged if your usage falls below a certain minimum level to cover costs for services provided such as meter reading, billing, postage, etc. when a service charge is not applicable.

Power Factor – the ratio of real Energy (kWh) to reactive energy (kVarh) for a given time period. The Maximum value is 1.0.

Rate Schedule – rates, based on type of use, approved by the Board of Water and Power Commissioners and adopted by the City Council. For a list, visit www.ladwp.com.

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Service Charge – a charge for services provided such as meter reading, billing, postage, etc.

Time-of-Use – Time-of-Use rates are based on the time of day that you use electricity. During the Base hours, when customer use is low, your price will be lower than the standard rate. Prices during Low Peak hours are slightly higher than standard rate. In High Peak hours, the cost to supply energy is the highest, and it will cost more than the standard rate.

Los Angeles Department of Water & Power

www.ladwp.com

BILL DATE	DATE DUE
Jul 21, 2017	Aug 9, 2017
ACCOUNT NUMBER	**AMOUNT DUE**
551 671 0000	$ 216.26

CUSTOMER SERVICE – 7:00 am - 6:00 pm
1-800-499-8840

RANCHO COLD STORAGE INC, 685 MESQUIT ST, LOS ANGELES, CA 90021

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Account Summary

7-28-17 Ck #45590

Previous Account Balance		$ 1,304.45
Payment Received 6/12/17	*Thank you*	-1,304.45
Adjustments *(see details below)*		-714.77
New Charges		+ 931.03
	Total Amount Due	**$ 216.26**

Summary of New Charges

Details on following pages.

Los Angeles Department of Water and Power Charges

800-499-8840

Electric Charges 5/24/17 - 6/26/17 3,640 kWh	$689.29	
Water Charges 5/24/17 - 6/26/17 13 HCF	$74.90	
Fire Service Charges 5/30/17 - 6/28/17	$111.98	
Total LADWP Charges		**$ 876.17**

LADWP provides billing services for the Bureau of Sanitation. All money collected for the services listed in the City of Los Angeles Bureau of Sanitation Charges section is forwarded to them.

City of Los Angeles Bureau of Sanitation Charges

800-773-2489

Sewer Charges 5/24/17 - 6/26/17	$54.86	
Total Sanitation Charges		**$ 54.86**

Total New Charges $ 931.03

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Los Angeles,CA 90051-6707

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Adjustments

DATE	DESCRIPTION	AMOUNT
7/21/17	Water Customer Relations Adjustment	-395.74
7/21/17	Sewer Credit Adjustment	-319.03

Total Adjustments $ -714.77

Los Angeles Department of Water & Power
www.ladwp.com 1-800-499-8840
Hours of operation - 7 am to 6 pm

DEFINITIONS

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Electric Charges

SA # : 5516710929

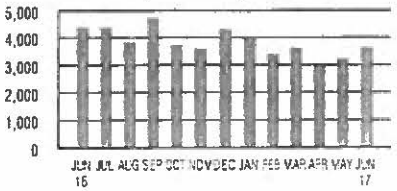
BILLING PERIOD 5/24/17 - 6/26/17
DAYS 33

RATE SCHEDULE
A-1 and A-1[i] Small General Electric - Rate A Standard Service

NEXT SCHEDULED READ DATE
7/25/17

METER NUMBER
M00019-00060271

USAGE HISTORY *(Total kWh)*



	Prev Yr	Jun 17
Total kWh used	4,400	3,640
Average daily kWh	147	110
Days in billing period	30	33
Your average daily cost of electricity		$20.89
Highest Demand in last 12 months:		11.6 kW

DESCRIPTION	CURRENT READ	–	PREVIOUS READ	x	MULTIPLIER	=	TOTAL USED
Demand kW	0.22				40		8.8 kW
Energy kWh	18127		18036		40		3640 kWh

Service Charge		7.00
Facilities Charge	11.6 kW x $5.36/kW	62.18
ESA	11.6 kW x $0.46/kW	5.34
RCA	11.6 kW x $0.96/kW	11.14
IRCA	11.6 kW x $0.70/kW	8.12
IRCA based on KWH	3,640 kWH x $0.00227/kWH	8.26
Energy Charge Low Season - 7 days	772.12121 kWh x $0.0544/kWh	42.00
Energy Charge High Season - 26 days	2,867.87879 kWh x $0.0787/kWh	225.70
ECA	3,640 kWh x $0.0569/kWh	207.12
VEA	3,640 kWh x $-0.00515/kWh	-18.75
CRPSEA	3,640 kWh x $0.00442/kWh	16.09
VRPSEA	3,640 kWh x $0.01032/kWh	37.56
Subtotal Electric Charges		**$611.76**
City of Los Angeles Utility Tax	$611.76 x 12.5%	76.47
State Energy Surcharge	3,640 kWh x $0.00029/kWh	1.06

Total Electric Charges $ 689.29

Green Power for a Green LA --LADWP's Green Power program replaces electricity from polluting power plants with energy generated from renewable resources. To learn more and sign up, visit www.ladwp.com/greenpower

Los Angeles Department of Water & Power
www.ladwp.com 1-800-499-8840
Hours of operation - 7 am to 6 pm

DEFINITIONS

HCF – (Hundred Cubic Feet) the units in which water usage is measured. One HCF equals 748 gallons.

Rate Schedule – rates, based on type of use, approved by the Board of Water and Power Commissioners and adopted by the City Council. For a list, visit www.ladwp.com

Tier (Commercial) – One of two usage ranges used in a pricing method that provides an incentive to conserve water. The first usage range (Winter Tier 1 allotment) is based on average consumption for the preceding Dec. - Mar. Any usage over the Tier 1 allotment is billed at a higher rate (Tier 2). During the High Season months (June 1 - Sept. 30), Tier 1 allotment shall be 105% of Winter Tier 1 allotment. Shortage year water rates no longer apply.

Water Charges

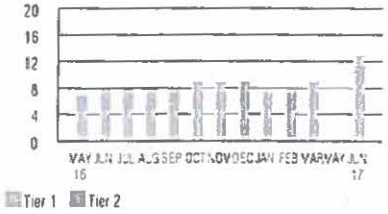
BILLING PERIOD 5/24/17 - 6/26/17 **DAYS** 33

RATE SCHEDULE
Water Schedule C - Comm, Ind, Govt and Temp Service

NEXT SCHEDULED READ DATE
7/25/17

SA # : 5516710932

USAGE HISTORY *(Total HCF)*



	Prev Yr	Jun 17
Total HCF used	8	13
Average daily gallons	199	295
Days in billing period	30	33
Your average daily cost of water		$2 27
Your average cost per gallon of water		$0 01

1 Hundred Cubic Feet (HCF) = 748 Gallons

METER NUMBER	CURRENT READ	–	PREVIOUS READ	=	TOTAL USED
96169603	499		499		0 HCF
96169603	417		404		13 HCF
	ESTIMATED		*ESTIMATED*		

Tier 1 Water	12.9951 HCF x $5.76063/HCF	74.86
Tier 2 Water	0.0049 HCF x $8.16327/HCF	0.04
Subtotal Water Charges		**$74.90**

Total Water Charges $ 74.90

Your Water Usage by Tier

Tier 1 Water Allotment $5.76063/HCF	Tier 2 $8.16327/HCF
12.99 HCF	More than 12.99 HCF

Usage is billed at different rates, depending on how much you use. The graph shows how your water usage relates to these tiers, and the rate you paid in each tier. For more, visit www.ladwp.com/res_water

PRINTED ON RECYCLED PAPER

July - December 2017 Biannual Notice of Change in LADWP WATER RATES

julio - diciembre 2017 Aviso bianual de cambio a las TARIFAS DE AGUA DE LADWP

This notice is to inform you of the expected biannual water rate adjustments authorized by the Water Rate Ordinance for the City of Los Angeles that reflect the cost of buying water from the Metropolitan Water District (MWD) and executing other water projects and programs. These factors will become effective July 1, 2017. Individual rate adjustments will be an increase or decrease, as shown below. More information about LADWP's water rates can be found on the Department website at www.ladwp.com/waterrates.

Este aviso es para informarle del ajuste bianual a las tarifas de agua autorizados por la Ordenanza de la Tarifa de Agua de la Ciudad de Los Angeles que reflejan el costo de comprar agua del Metropolitan Water District (MWD) y para otros proyectos y programas de agua. Estos factores tomaran vigencia a partir del 1º de julio, 2017. Ajustes de tarifa individuales aumentarán o disminuirán en la muestra a continuación. una reduccion, como demostrado debajo. Más información sobre las tarifas de agua de LADWP está disponible en el sitio Web del departamento: www.ladwp.com/waterrates.

The factors below are per Hundred Cubic Feet (HCF) of water used.
One HCF equals 748 gallons.

Las tarifas debajo son por unidades de cien pies cúbicos (HCF, por sus siglas en inglés) de agua usada. Un HCF es igual a 748 galones.

Water Rate Adjustment Factors	Factores de Ajustes de Tarifas de Agua	Jan - Jun 2017 ene - jun 2017	Increase (Decrease) from Previous Quarter Aumento (Reducir) del Trimestre Previo	Jul - Dec 2017 jul - dic 2017
Water Supply Cost Adjustment Factor Tier 1	Ajuste al Costo de Suministro de Agua Nivel 1	$ 1.525	($ 0.404)	$ 1.121
Water Supply Cost Adjustment Factor Tier 2	Ajuste al Costo de Suministro de Agua Nivel 2	$ 2.974	($ 0.223)	$ 2.751
Water Supply Cost Adjustment Factor Tier 3	Ajuste al Costo de Suministro de Agua Nivel 3	$ 3.093	$ 1.168	$ 4.261
Water Supply Cost Adjustment Factor Tier 4	Ajuste al Costo de Suministro de Agua Nivel 4	$ 3.093	$ 1.267	$ 4.360
Water Quality Improvement	Mejoras de Calidad de Agua	$ 1.376	($ 0.106)	$ 1.270
Owens Valley Regulatory	Regulador de Owens Valley	$ 0.297	($ 0.024)	$ 0.273
Water Infrastructure	Infraestructura de Agua	$ 0.351	$ 0.121	$ 0.472
Base Rate Revenue Target Adjustment Factor	Ajuste de Objetivo Básico de Ingresos			
Schedule A	Calendario A	$ 0.235	$ 0.000	$ 0.235
Schedule B	Calendario B	$ 0.339	$ 0.000	$ 0.339
Schedule Other	Calendario Otro	$ 0.105	$ 0.000	$ 0.105
Low-Income Subsidy	Subsidio para Clientes de Bajos Recursos	$ 0.135	($ 0.015)	$ 0.120
Water Expense Stabilization	Estabilización del Costo de Agua	$ 0.181	$ 0.000	$ 0.181

For the year beginning January 1, 2017 and ending December 31, 2017, Outside City Surcharge will be $0.000, a decrease of $0.441 from the January 2016 - December 2016 surcharge of $0.441.

Para el año empezando el 1 de enero de 2017 y terminando el 31 de diciembre, de Recargo Fuera de la Ciudad será $0.000, una reducción de $0.441 del recargo de enero 2016 a diciembre 2016 de $0.441

Los Angeles Department of Water & Power
www.ladwp.com 1-800-499-8840
Hours of operation - 7 am to 6 pm

Fire Service Charges

SA # : 5516710931

BILLING PERIOD	DAYS	RATE SCHEDULE
5/30/17 - 6/28/17	29	Water Schedule E - Private Fire Service

SERVES
6" FIRE SERVICE

METER NUMBER	CURRENT READ	–	PREVIOUS READ	=	TOTAL USED
03987680-1032788	0		0		0 HCF

Service Availability Charge	111.98
Subtotal Water Charges	**$111.98**

Total Fire Service Charges $ 111.98

There are no Sewer Service Charges on Fire Service

environment LA SANITATION

www.lacitysan.org 1-800-773-2489
Hours of operation - 24/7

DEFINITIONS

Low Income Sewer Surcharge - an amount charged to each customer to help cover the costs of providing sewer service subsidies to low income customers, required by state and federal law

Sewer Service Charge - (SSC) a charge for use of the sewer system, to cover the costs of constructing and maintaining wastewater facilities such as sewers and sewage treatment plants, and for treating sewage

Sewer Charges

SA # : 5516710930

BILLING PERIOD	DAYS	SEWER RATE SCHEDULE
5/24/17 - 6/26/17	33	Sewer Service Charge - Multi Dwell and Commercial

Sewer Service Charge*	12.09000 HCF x $4.51/HCF	54.53
Sewer Service Low Income Surcharge*		0.33
Total Sewer Charges		**$ 54.86**

**Your Sewer Service Charge is calculated on 93% of your water consumption*

Electric Definitions

Demand Charge – a charge related to maximum power measured in kilowatts (kW). It is the highest kW as measured by the meter over a continuous 15 minute interval during the billing period.

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kVarh – (kilo-var-hour) the units in which electric reactive energy usage is measured. One kVarh equals 1000 volt-ampere reactive energy use for one hour.

Minimum Charge – an amount charged if your usage falls below a certain minimum level to cover costs for services provided such as meter reading, billing, postage, etc. when a service charge is not applicable.

Power Factor – the ratio of real Energy (kWh) to reactive energy (kVarh) for a given time period. The Maximum value is 1.0

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Los Angeles Department of Water & Power

www.ladwp.com

BILL DATE	DATE DUE
Aug 17, 2017	Sep 5, 2017
ACCOUNT NUMBER	**AMOUNT DUE**
893 910 0000	$ 25,131.76

CUSTOMER SERVICE – 7:00 am - 6:00 pm
1-800-499-8840

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Account Summary

PR-22-17 Ck# 45652

Previous Account Balance		$ 0.00
Payment Received	*No payment received*	- .00
New Charges		+ 25,131.76
	Total Amount Due	**$ 25,131.76**

Summary of New Charges

Details on following pages.

Los Angeles Department of Water and Power Charges		
800-499-8840	Electric Charges 7/1/17 - 8/1/17	$25,131.76
	Total LADWP Charges	**$ 25,131.76**

Total New Charges $ 25,131.76

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Los Angeles,CA 90051-6707

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Los Angeles Department of Water & Power
www.ladwp.com 1-800-499-8840
Hours of operation - 7 am to 6 pm

DEFINITIONS

CRPSEA – (Capped Renewable Portfolio Standard Energy Adjustment) a charge reflecting the costs associated with RPS Operations and Maintenance, RPS debt service, and Energy Efficiency Programs.

ECA – (Energy Cost Adjustment) an adjustment that reflects the variations of fuel, energy and other associated costs.

ESA – (Electric Subsidy Adjustment) a charge reflecting the costs of subsidies including senior, disabled, low income, traffic control lighting, and enterprise zone.

IRCA – (Incremental Reliability Cost Adjustment) a charge reflecting Operations and Maintenance and debt service related to Power Reliability Program cost and legacy RCA under-collection.

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VRPSEA – (Variable Renewable Portfolio Standard Energy Adjustment) a charge reflecting the costs of RPS market purchases and RPS costs above and beyond any Operations and Maintenance and debt service payments.

Electric Charges

SA # : 8939100325

BILLING PERIOD 7/1/17 - 8/1/17
DAYS 32

RATE SCHEDULE
Initial Version

Service Charge	150.00
Facility Charge	2,326.06
Energy High-Peak	767.47
Energy Low-Peak	2,406.01
Energy Base	6,200.98
Reactive High-Peak	103.79
Reactive Low-Peak	230.81
Reactive Base	460.08
ECA	15,618.03
ESA	234.65
RCA	489.70
VEA	-2,138.21
CRPSEA	1,196.74
VRPSEA	3,247.13
IRCA	587.34
Special XCD/XRT Discount	-9,611.99
City of Los Angeles Utility Tax	2,783.57
State Energy Surcharge	79.60
Total Electric Charges	**$ 25,131.76**

***Green Power for a Green LA**--LADWP's Green Power program replaces electricity from polluting power plants with energy generated from renewable resources. To learn more and sign up, visit www.ladwp.com/greenpower*

Electric Definitions

Demand Charge – a charge related to maximum power measured in kilowatts (kW). It is the highest kW as measured by the meter over a continuous 15 minute interval during the billing period.

Facilities Charge – a charge to recover the cost of transformer and line capacity used in meeting customer's maximum demand as recorded in the last twelve months.

kVarh – (kilo-var-hour) the units in which electric reactive energy usage is measured. One kVarh equals 1000 volt-ampere reactive energy use for one hour.

Minimum Charge – an amount charged if your usage falls below a certain minimum level to cover costs for services provided such as meter reading, billing, postage, etc. when a service charge is not applicable.

Power Factor – the ratio of real Energy (kWh) to reactive energy (kVarh) for a given time period. The Maximum value is 1.0.

Rate Schedule – rates, based on type of use, approved by the Board of Water and Power Commissioners and adopted by the City Council. For a list, visit www.ladwp.com.

RPS – Renewable Portfolio Standard program to increase the use of energy from photovoltaics, wind, biomass, and other renewable sources.

Service Charge – a charge for services provided such as meter reading, billing, postage, etc.

Time-of-Use – Time-of-Use rates are based on the time of day that you use electricity. During the Base hours, when customer use is low, your price will be lower than the standard rate. Prices during Low Peak hours are slightly higher than standard rate. In High Peak hours, the cost to supply energy is the highest, and it will cost more than the standard rate.



Los Angeles Department of Water & Power

www.ladwp.com

BILL DATE	DATE DUE
Sep 11, 2017	Oct 2, 2017
ACCOUNT NUMBER	**AMOUNT DUE**
893 910 0000	$ 25,914.02

CUSTOMER SERVICE – 7:00 am - 6:00 pm

1-800-499-8840

RANCHO COLD STORAGE INC, 670 MESQUIT ST, LOS ANGELES, CA 90021

Paying Your Bill

AUTOMATIC PAYMENT
Automatically pay from your checking or savings by logging in at *www.ladwp.com/combillpay*

ONLINE
Pay from your checking or savings any time by logging in at *www.ladwp.com/myaccount*

BY PHONE
Pay from your checking or savings any time by calling 1-877-MYPAYDWP (1-877-697-2939)

BY MAIL
Place your payment stub and your check or money order in the envelope provided with the bill.

IN PERSON
Pay at any Customer Service Center. Locations are listed on the back of your payment stub and at *www.ladwp.com/servicecenters*

Account Summary

PD 9-21-17 Ck# 45731

Previous Account Balance		$ 0.00
Payment Received	*No payment received*	- .00
New Charges		+ 25,914.02
	Total Amount Due	**$ 25,914.02**

Summary of New Charges

Details on following pages.

Los Angeles Department of Water and Power Charges		
800-499-8840	Electric Charges 8/1/17 - 9/1/17	$25,914.02
	Total LADWP Charges	**$ 25,914.02**

Total New Charges $ 25,914.02

PLEASE KEEP THIS PORTION FOR YOUR RECORDS. IF PAYING IN PERSON, BRING ENTIRE BILL TO CUSTOMER SERVICE CENTER.

Other Important Phone Numbers

HEARING OR SPEECH-IMPAIRED - TTY
1-800-HEAR-DWP(432-7397)

CITY OF LOS ANGELES UTILITY TAX
1-800-215-6277

Correspondence Addresses

Please do not send correspondence with your payment. It may be delayed or lost.

LOS ANGELES DEPT OF WATER & POWER
PO Box 515407
Los Angeles,CA 90051-6707

Customer Service and Payment Information

WHEN TO PAY YOUR BILL

Your bill is due and payable on presentation and shall become delinquent nineteen days after the date of presentation. The payment due on your bill applies to the current charges only and does not extend the due date on any unpaid previous balance. Current City of Los Angeles policy provides for notification ten (10) days prior to discontinuance of service for nonpayment.

LATE PAYMENT CHARGE

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IF YOU QUESTION YOUR LADWP CHARGES

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ELECTRONIC CHECK CONVERSION

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Los Angeles Department of Water & Power
www.ladwp.com 1-800-499-8840
Hours of operation - 7 am to 6 pm

DEFINITIONS

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Electric Charges

SA # : 8939100325

BILLING PERIOD 8/1/17 - 9/1/17
DAYS 32

RATE SCHEDULE
Initial Version

Service Charge	150.00
Facility Charge	2,337.91
Energy High-Peak	800.17
Energy Low-Peak	2,671.07
Energy Base	6,283.64
Reactive High-Peak	103.66
Reactive Low-Peak	252.12
Reactive Base	456.38
ECA	16,117.83
ESA	235.84
RCA	492.19
VEA	-2,206.64
CRPSEA	1,235.05
VRPSEA	3,351.04
IRCA	592.55
Special XCD/XRT Discount	-9,911.15
City of Los Angeles Utility Tax	2,870.21
State Energy Surcharge	82.15
Total Electric Charges	**$ 25,914.02**

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Los Angeles Department of Water & Power

www.ladwp.com

BILL DATE	DATE DUE
Oct 10, 2017	Oct 30, 2017
ACCOUNT NUMBER	**AMOUNT DUE**
893 910 0000	$ 24,889.70

CUSTOMER SERVICE – 7:00 am - 6:00 pm
1-800-499-8840

RANCHO COLD STORAGE INC, 670 MESQUIT ST, LOS ANGELES, CA 90021

Paying Your Bill

AUTOMATIC PAYMENT
Automatically pay from your checking or savings by logging in at *www.ladwp.com/combillpay*

ONLINE
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BY PHONE
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BY MAIL
Place your payment stub and your check or money order in the envelope provided with the bill.

IN PERSON
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Account Summary

PD 10-15-17 CK# 45798

Previous Account Balance		$ -0.10
Payment Received	*No payment received*	- .00
Credit Balance		$ -0.10
New Charges		+ 24,889.80
	Total Amount Due	**$ 24,889.70**

Summary of New Charges

Details on following pages.

Los Angeles Department of Water and Power Charges		
Electric Charges 9/1/17 - 10/1/17		$24,889.80
	Total LADWP Charges	**$ 24,889.80**

800-499-8840

Total New Charges $ 24,889.80

PLEASE KEEP THIS PORTION FOR YOUR RECORDS. IF PAYING IN PERSON, BRING ENTIRE BILL TO CUSTOMER SERVICE CENTER

Los Angeles Department of Water & Power

www.ladwp.com

BILL DATE	DATE DUE
Nov 7, 2017	Nov 27, 2017
ACCOUNT NUMBER	**AMOUNT DUE**
893 910 0000	$ 29,843.54

CUSTOMER SERVICE – 7:00 am - 6:00 pm
1-800-499-8840

RANCHO COLD STORAGE INC, 670 MESQUIT ST, LOS ANGELES, CA 90021

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Account Summary

PD 11-16-17 Ck# 10854

Previous Account Balance		$ 0.00
Payment Received	*No payment received*	- .00
New Charges		+ 29,843.54
	Total Amount Due	**$ 29,843.54**

Summary of New Charges

Details on following pages.

Los Angeles Department of Water and Power Charges		
800-499-8840	Electric Charges 10/1/17 - 11/1/17	$29,843.54
	Total LADWP Charges	**$ 29,843.54**

Total New Charges $ 29,843.54

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Los Angeles Department of Water & Power

www.ladwp.com

BILL DATE	DATE DUE	Page 1 of
Dec 8, 2017	Dec 27, 2017	
ACCOUNT NUMBER	**AMOUNT DUE**	
893 910 0000	$ 26,013.88	

CUSTOMER SERVICE – 7:00 am - 6:00 pm
1-800-499-8840

RANCHO COLD STORAGE INC, 670 MESQUIT ST, LOS ANGELES, CA 90021

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Account Summary

Previous Account Balance		$ 0.00
Payment Received	*No payment received*	- .00
New Charges		+ 26,013.88
	Total Amount Due	**$ 26,013.88**

Summary of New Charges

Details on following pages.

Los Angeles Department of Water and Power Charges		
800-499-8840	Electric Charges 11/1/17 - 12/1/17	$26,013.88
	Total LADWP Charges	**$ 26,013.88**

Total New Charges $ 26,013.88

PD 12-15-17
CK 45928

PLEASE KEEP THIS PORTION FOR YOUR RECORDS. IF PAYING IN PERSON, BRING ENTIRE BILL TO CUSTOMER SERVICE CENTER.



Los Angeles Department of Water & Power

www.ladwp.com

BILL DATE	DATE DUE
Jan 9, 2018	Jan 29, 2018
ACCOUNT NUMBER	**AMOUNT DUE**
893 910 0000	$ 25,930.21

CUSTOMER SERVICE – 7:00 am - 6:00 pm
1-800-499-8840

RANCHO COLD STORAGE INC, 670 MESQUIT ST, LOS ANGELES, CA 90021

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Account Summary

Previous Account Balance		$ 0.00
Payment Received	*No payment received*	- .00
New Charges		+ 25,930.21
	Total Amount Due	**$ 25,930.21**

Summary of New Charges

Details on following pages.

Los Angeles Department of Water and Power Charges		
Electric Charges	12/1/17 - 1/1/18	$25,930.21
	Total LADWP Charges	**$ 25,930.21**

800-499-8840

Total New Charges $ 25,930.21

PO ck 45992
1-19-18

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Other Important Phone Numbers

HEARING OR SPEECH-IMPAIRED - TTY
1-800-HEAR-DWP(432-7397)

CITY OF LOS ANGELES UTILITY TAX
1-800-215-6277

Correspondence Addresses

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LOS ANGELES DEPT OF WATER & POWER
PO Box 515407
Los Angeles,CA 90051-6707

Customer Service and Payment Information

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Los Angeles Department of Water & Power
www.ladwp.com 1-800-499-8840
Hours of operation - 7 am to 6 pm

DEFINITIONS

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Electric Charges

SA # : 8939100325

BILLING PERIOD 12/1/17 - 1/1/18
DAYS 32

RATE SCHEDULE
Initial Version

Service Charge	150.00
Facility Charge	2,337.91
Demand High-Peak	0.00
Demand Low-Peak	0.00
Demand Base	0.00
Energy High-Peak	774.33
Energy Low-Peak	2,173.73
Energy Base	5,878.04
Reactive High-Peak	97.63
Reactive Low-Peak	281.76
Reactive Base	517.35
ECA	13,262.77
ESA	235.84
RCA	492.19
VEA	-934.69
CRPSEA	1,032.58
VRPSEA	3,002.18
IRCA	577.50
Special XCD/XRT Discount	-6,890.13
City of Los Angeles Utility Tax	2,873.62
State Energy Surcharge	67.60
Total Electric Charges	**$ 25,930.21**

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Power Factor – the ratio of real Energy (kWh) to reactive energy (kVarh) for a given time period. The Maximum value is 1.0

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Los Angeles Department of Water & Power

www.ladwp.com

BILL DATE	DATE DUE
Feb 16, 2018	Mar 7, 2018
ACCOUNT NUMBER	**AMOUNT DUE**
893 910 0000	$ 26,195.30

CUSTOMER SERVICE – 7:00 am - 6.00 pm
1-800-499-8840

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Account Summary

PD 2-23-18 Ck #46086

Previous Account Balance		$ 0.00
Payment Received	*No payment received*	- .00
New Charges		+ 26,195.30
Total Amount Due		**$ 26,195.30**

Summary of New Charges

Details on following pages.

Los Angeles Department of Water and Power Charges		
800-499-8840	Electric Charges 1/1/18 - 2/1/18	$26,195.30
	Total LADWP Charges	**$ 26,195.30**

Total New Charges $ 26,195.30

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Other Important Phone Numbers

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PO Box 515407
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Los Angeles Department of Water & Power
www.ladwp.com 1-800-499-8840
Hours of operation - 7 am to 6 pm

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Electric Charges

SA # : 8939100325

BILLING PERIOD 1/1/18 - 2/1/18
DAYS 32

RATE SCHEDULE
Initial Version

Service Charge	150.00
Facility Charge	2,337.91
Demand High-Peak	0.00
Demand Low-Peak	0.00
Demand Base	0.00
Energy High-Peak	847.27
Energy Low-Peak	2,381.79
Energy Base	5,592.19
Reactive High-Peak	105.47
Reactive Low-Peak	309.72
Reactive Base	492.02
ECA	13,097.47
ESA	235.84
RCA	492.19
VEA	-115.10
CRPSEA	870.10
VRPSEA	2,812.85
IRCA	576.63
Special XCD/XRT Discount	-6,960.97
City of Los Angeles Utility Tax	2,903.17
State Energy Surcharge	66.75

Total Electric Charges $ 26,195.30

Green Power for a Green LA --LADWP's Green Power program replaces electricity from polluting power plants with energy generated from renewable resources. To learn more and sign up visit www.ladwp.com/greenpower

Electric Definitions

Demand Charge – a charge related to maximum power measured in kilowatts (kW). It is the highest kW as measured by the meter over a continuous 15 minute interval during the billing period.

Facilities Charge – a charge to recover the cost of transformer and line capacity used in meeting customer's maximum demand as recorded in the last twelve months.

kVarh – (kilo-var-hour) the units in which electric reactive energy usage is measured. One kVarh equals 1000 volt-ampere reactive energy use for one hour.

Minimum Charge – an amount charged if your usage falls below a certain minimum level to cover costs for services provided such as meter reading, billing, postage, etc. when a service charge is not applicable.

Power Factor – the ratio of real Energy (kWh) to reactive energy (kVarh) for a given time period. The Maximum value is 1.0.

Rate Schedule – rates, based on type of use, approved by the Board of Water and Power Commissioners and adopted by the City Council. For a list, visit www.ladwp.com.

RPS – Renewable Portfolio Standard program to increase the use of energy from photovoltaics, wind, biomass, and other renewable sources.

Service Charge – a charge for services provided such as meter reading, billing, postage, etc.

Time-of-Use – Time-of-Use rates are based on the time of day that you use electricity. During the Base hours, when customer use is low, your price will be lower than the standard rate. Prices during Low Peak hours are slightly higher than standard rate. In High Peak hours, the cost to supply energy is the highest, and it will cost more than the standard rate.



Los Angeles Department of Water & Power

www.ladwp.com

BILL DATE	DATE DUE
May 31, 2017	Jun 19, 2017
ACCOUNT NUMBER	**AMOUNT DUE**
551 671 0000	$ 1,304.45

CUSTOMER SERVICE – 7:00 am - 6:00 pm
1-800-499-8840

RANCHO COLD STORAGE INC, 685 MESQUIT ST, LOS ANGELES, CA 90021

Paying Your Bill

AUTOMATIC PAYMENT
Automatically pay from your checking or savings by logging in at *www.ladwp.com/combillpay*

ONLINE
Pay from your checking or savings any time by logging in at *www.ladwp.com/myaccount*

BY PHONE
Pay from your checking or savings any time by calling 1-877-MYPAYDWP (1-877-697-2939)

BY MAIL
Place your payment stub and your check or money order in the envelope provided with the bill.

IN PERSON
Pay at any Customer Service Center. Locations are listed on the back of your payment stub and at *www.ladwp.com/servicecenters*

Account Summary

Previous Account Balance		$ 803.73
Payment Received 4/10/17	*Thank you*	-803.73
New Charges		+ 1,304.45
	Total Amount Due	**$ 1,304.45**

Summary of New Charges

Details on following pages.

Los Angeles Department of Water and Power Charges

800-499-8840

Electric Charges 3/27/17 - 5/24/17 6,240 kWh	$1,069.29	
Water Charges 3/27/17 - 5/24/17	$0.00	
Fire Service Charges 3/28/17 - 5/30/17	$235.16	
Total LADWP Charges		**$ 1,304.45**

LADWP provides billing services for the Bureau of Sanitation. All money collected for the services listed in the City of Los Angeles Bureau of Sanitation Charges section is forwarded to them.

City of Los Angeles Bureau of Sanitation Charges

800-773-2489

Sewer Charges 3/27/17 - 5/24/17	$0.00	
Total Sanitation Charges		**$ 0.00**

Total New Charges $ 1,304.45

PLEASE KEEP THIS PORTION FOR YOUR RECORDS. IF PAYING IN PERSON, BRING ENTIRE BILL TO CUSTOMER SERVICE CENTER

Other Important Phone Numbers

HEARING OR SPEECH-IMPAIRED - TTY
1-800-HEAR-DWP(432-7397)

CITY OF LOS ANGELES UTILITY TAX
1-800-215-6277

Correspondence Addresses

Please do not send correspondence with your payment. It may be delayed or lost.

LOS ANGELES DEPT OF WATER & POWER
PO Box 515407
Los Angeles,CA 90051-6707

Customer Service and Payment Information

WHEN TO PAY YOUR BILL

Your bill is due and payable on presentation and shall become delinquent nineteen days after the date of presentation. The payment due on your bill applies to the current charges only and does not extend the due date on any unpaid previous balance. Current City of Los Angeles policy provides for notification ten (10) days prior to discontinuance of service for nonpayment.

LATE PAYMENT CHARGE

A Late Payment Charge amounting to an 18% annual rate, computed on a daily basis, may be assessed on electric and water balances that are not paid by the due date. The charge is made for each day of the billing period shown on the current bill. Service may be discontinued for nonpayment.

IF YOU QUESTION YOUR LADWP CHARGES

Please contact a representative by calling the Customer Service Telephone Number or by going into any of the Department of Water and Power Customer Service Centers listed on the back of your payment stub or email us using our Customer Service form at www.ladwp.com/contactus. After receiving an explanation, you may ask for more information from a supervisor. If you still disagree with the charges, you have a right to a management-level review. To ask for a management-level review, send a written request to: LADWP Customer Relations Office, P.O. Box 51111, Los Angeles, CA 90051-0100. You must pay the undisputed portion of the bill within 7 days of the request for a management-level review. Your account will be reviewed and you will be informed of the result.

ELECTRONIC CHECK CONVERSION

Your payment may be processed as a check transaction or a one-time electronic fund transfer, which means funds may be withdrawn the same day as payment, and you will not receive your check back from your bank. For more information on electronic fund transfers and fees for insufficient funds, please see *www.ladwp.com/checkconversion*.

Los Angeles Department of Water & Power
www.ladwp.com 1-800-499-8840
Hours of operation - 7 am to 6 pm

DEFINITIONS

CRPSEA – (Capped Renewable Portfolio Standard Energy Adjustment) a charge reflecting the costs associated with RPS Operations and Maintenance, RPS debt service, and Energy Efficiency Programs.

ECA – (Energy Cost Adjustment) an adjustment that reflects the variations of fuel, energy and other associated costs.

ESA – (Electric Subsidy Adjustment) a charge reflecting the costs of subsidies including senior, disabled, low income, traffic control lighting, and enterprise zone.

IRCA – (Incremental Reliability Cost Adjustment) a charge reflecting Operations and Maintenance and debt service related to Power Reliability Program cost and legacy RCA under-collection.

kWh – (kilo-watt-hour) the units in which electric usage is measured. One kWh equals 1000 watts of electricity used for one hour.

RCA – (Reliability Cost Adjustment) a charge reflecting the costs to support additional capital investments needed to improve reliability in areas of power distribution, transmission and generation infrastructure.

VEA – (Variable Energy Adjustment) a charge reflecting the costs of fuel, non-RPS power purchase agreements, non-RPS economy purchases, legacy ECAF under-collection, and base rate decoupling from energy efficiency impact.

VRPSEA – (Variable Renewable Portfolio Standard Energy Adjustment) a charge reflecting the costs of RPS market purchases and RPS costs above and beyond any Operations and Maintenance and debt service payments.

Electric Charges

SA # : 5516710929

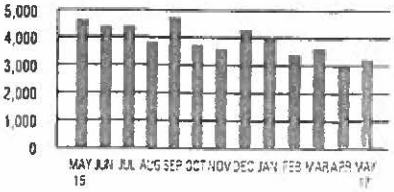
BILLING PERIOD 3/27/17 - 5/24/17
DAYS 58

RATE SCHEDULE
A-1 and A-1[i] Small General Electric - Rate A Standard Service

NEXT SCHEDULED READ DATE
6/23/17

METER NUMBER
M00019-00060271

USAGE HISTORY *(Total kWh)*



	Prev Yr	May 17
Total kWh used	4,840	6,240
Average daily kWh	151	108
Days in billing period	32	58
Your average daily cost of electricity		$18.44
Highest Demand in last 12 months:		11.6 kW

DESCRIPTION	CURRENT READ	–	PREVIOUS READ	x	MULTIPLIER	=	TOTAL USED
Demand kW	0.18				40		7.2 kW
Demand kW	0.2				40		8 kW
Energy kWh	18036		17880		40		6240 kWh

Service Charge - 58 days		13.53
Facilities Charge - 58 days	11.6 kW x $5.36/kW	120.21
ESA - 58 days	11.6 kW x $0.46/kW	10.32
RCA - 58 days	11.6 kW x $0.96/kW	21.53
IRCA - 58 days	11.6 kW x $0.70/kW	15.70
IRCA based on KWH - 58 days	6,240 kWH x $0.00227/kWH	14.16
Energy Charge Low Season - 58 days	6,240 kWh x $0.0544/kWh	339.46
ECA - 58 days	6,240 kWh x $0.0569/kWh	355.06
VEA - 4 days	430.34483 kWh x $-0.00684/kWh	-2.94
VEA - 54 days	5,809.65517 kWh x $-0.00515/kWh	-29.92
CRPSEA - 4 days	430.34483 kWh x $0.00444/kWh	1.91
CRPSEA - 54 days	5,809.65517 kWh x $0.00442/kWh	25.68
VRPSEA - 4 days	430.34483 kWh x $0.00979/kWh	4.21
VRPSEA - 54 days	5,809.65517 kWh x $0.01032/kWh	59.96
Subtotal Electric Charges		**$948.87**
City of Los Angeles Utility Tax - 58 days	$948.87 x 12.5%	118.61
State Energy Surcharge - 58 days	6,240 kWh x $0.00029/kWh	1.81
	Total Electric Charges	**$ 1,069.29**

Green Power for a Green LA --LADWP's Green Power program replaces electricity from polluting power plants with energy generated from renewable resources. To learn more and sign up visit www.ladwp.com/greenpower

Los Angeles Department of Water & Power
www.ladwp.com 1-800-499-8840
Hours of operation - 7 am to 6 pm

DEFINITIONS

HCF – (Hundred Cubic Feet) the units in which water usage is measured. One HCF equals 748 gallons.

Rate Schedule – rates, based on type of use, approved by the Board of Water and Power Commissioners and adopted by the City Council. For a list, visit www.ladwp.com

Tier (Commercial) – One of two usage ranges used in a pricing method that provides an incentive to conserve water. The first usage range (Winter Tier 1 allotment) is based on average consumption for the preceding Dec. - Mar. Any usage over the Tier 1 allotment is billed at a higher rate (Tier 2). During the High Season months (June 1 - Sept. 30), Tier 1 allotment shall be 105% of Winter Tier 1 allotment. Shortage year water rates no longer apply.

Water Charges

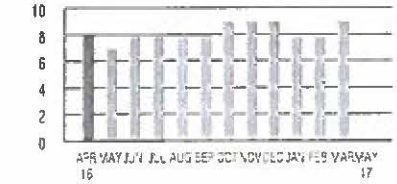
SA # : 5516710932

BILLING PERIOD 3/27/17 - 5/24/17 **DAYS** 58

RATE SCHEDULE
Water Schedule C - Comm, Ind, Govt and Temp Service

NEXT SCHEDULED READ DATE
6/23/17

USAGE HISTORY *(Total HCF)*



*Tier usage detail unavailable due to rate changes in effect

	Prev Yr	May 17
Total HCF used	8	0
Average daily gallons	187	0
Days in billing period	32	58

1 Hundred Cubic Feet (HCF) = 748 Gallons

METER NUMBER	CURRENT READ	–	PREVIOUS READ	=	TOTAL USED
96169603	499 *ESTIMATED*		499 *ESTIMATED*		0 HCF

Tier 1 Water - No Consumption - 58 days	0.00
Total Charges - No Consumption - 58 days	0.00
Total Water Charges	**$ 0.00**

July - December 2017 Biannual Notice of Change in LADWP WATER RATES

julio - diciembre 2017 Aviso bianual de cambio a las TARIFAS DE AGUA DE LADWP

This notice is to inform you of the expected biannual water rate adjustments authorized by the Water Rate Ordinance for the City of Los Angeles that reflect the cost of buying water from the Metropolitan Water District (MWD) and executing other water projects and programs. These factors will become effective July 1, 2017. Individual rate adjustments will be an increase or decrease, as shown below. More information about LADWP's water rates can be found on the Department website at www.ladwp.com/waterrates.

Este aviso es para informarle del ajuste bianual a las tarifas de agua autorizados por la Ordenanza de la Tarifa de Agua de la Ciudad de Los Angeles que reflejan el costo de comprar agua del Metropolitan Water District (MWD) y para otros proyectos y programas de agua. Estos factores tomaran vigencia a partir del 1º de julio, 2017. Ajustes de tarifa individuales aumentarán o disminuirán en la muestra a continuación. una reduccion, como demostrado debajo. Más información sobre las tarifas de agua de LADWP está disponible en el sitio Web del departamento: www.ladwp.com/waterrates.

The factors below are per Hundred Cubic Feet (HCF) of water used. One HCF equals 748 gallons.

Las tarifas debajo son por unidades de cien pies cúbicos (HCF, por sus siglas en inglés) de agua usada. Un HCF es igual a 748 galones.

Water Rate Adjustment Factors	Factores de Ajustes de Tarifas de Agua	Jan - Jun 2017 ene - jun 2017	Increase (Decrease) from Previous Quarter Aumento (Reducir) del Trimestre Previo	Jul - Dec 2017 jul - dic 2017
Water Supply Cost Adjustment Factor Tier 1	Ajuste al Costo de Suministro de Agua Nivel 1	$ 1.525	($ 0.404)	$ 1.121
Water Supply Cost Adjustment Factor Tier 2	Ajuste al Costo de Suministro de Agua Nivel 2	$ 2.974	($ 0.223)	$ 2.751
Water Supply Cost Adjustment Factor Tier 3	Ajuste al Costo de Suministro de Agua Nivel 3	$ 3.093	$ 1.168	$ 4.261
Water Supply Cost Adjustment Factor Tier 4	Ajuste al Costo de Suministro de Agua Nivel 4	$ 3.093	$ 1.267	$ 4.360
Water Quality Improvement	Mejoras de Calidad de Agua	$ 1.376	($ 0.106)	$ 1.270
Owens Valley Regulatory	Regulador de Owens Valley	$ 0.297	($ 0.024)	$ 0.273
Water Infrastructure	Infraestructura de Agua	$ 0.351	$ 0.121	$ 0.472
Base Rate Revenue Target Adjustment Factor	Ajuste de Objetivo Básico de Ingresos			
Schedule A	Calendario A	$ 0.235	$ 0.000	$ 0.235
Schedule B	Calendario B	$ 0.339	$ 0.000	$ 0.339
Schedule Other	Calendario Otro	$ 0.105	$ 0.000	$ 0.105
Low-Income Subsidy	Subsidio para Clientes de Bajos Recursos	$ 0.135	($ 0.015)	$ 0.120
Water Expense Stabilization	Estabilización del Costo de Agua	$ 0.181	$ 0.000	$ 0.181

For the year beginning January 1, 2017 and ending December 31, 2017, Outside City Surcharge will be $0.000, a decrease of $0.441 from the January 2016 - December 2016 surcharge of $0.441.

Para el año empezando el 1 de enero de 2017 y terminando el 31 de diciembre, de Recargo Fuera de la Ciudad será $0.000, una reducción de $0.441 del recargo de enero 2016 a diciembre 2016 de $0.441

PRINTED ON RECYCLED PAPER

Los Angeles Department of Water & Power
www.ladwp.com 1-800-499-8840
Hours of operation - 7 am to 6 pm

Fire Service Charges

SA # : 5516710931

BILLING PERIOD	DAYS	RATE SCHEDULE
3/28/17 - 5/30/17	63	Water Schedule E - Private Fire Service

SERVES
6" FIRE SERVICE

METER NUMBER	CURRENT READ	–	PREVIOUS READ	=	TOTAL USED
03987680-1032788	0		0		0 HCF

Service Availability Charge - 63 days	235.16
Subtotal Water Charges	**$235.16**

Total Fire Service Charges $ 235.16

There are no Sewer Service Charges on Fire Service

LA environment SANITATION
CITY OF LOS ANGELES
www.lacitysan.org 1-800-773-2489
Hours of operation - 24/7

Sewer Charges

SA # : 5516710930

BILLING PERIOD	DAYS	SEWER RATE SCHEDULE
3/27/17 - 5/24/17	58	Sewer Service Charge - Multi Dwell and Commercial

Total Sewer Charges $ 0.00

Electric Definitions

Demand Charge – a charge related to maximum power measured in kilowatts (kW). It is the highest kW as measured by the meter over a continuous 15 minute interval during the billing period.

Facilities Charge – a charge to recover the cost of transformer and line capacity used in meeting customer's maximum demand as recorded in the last twelve months.

kVarh – (kilo-var-hour) the units in which electric reactive energy usage is measured. One kVarh equals 1000 volt-ampere reactive energy use for one hour.

Minimum Charge – an amount charged if your usage falls below a certain minimum level to cover costs for services provided such as meter reading, billing, postage, etc. when a service charge is not applicable.

Power Factor – the ratio of real Energy (kWh) to reactive energy (kVarh) for a given time period. The Maximum value is 1.0

Rate Schedule – rates based on type of use, approved by the Board of Water and Power Commissioners and adopted by the City Council. For a list, visit www.ladwp.com

RPS – Renewable Portfolio Standard program to increase the use of energy from photovoltaics, wind, biomass, and other renewable sources

Service Charge – a charge for services provided such as meter reading, billing, postage, etc.

Time-of-Use – Time-of-Use rates are based on the time of day that you use electricity. During the Base hours, when customer use is low, your price will be lower than the standard rate. Prices during Low Peak hours are slightly higher than standard rate. In High Peak hours, the cost to supply energy is the highest, and it will cost more than the standard rate.



Los Angeles Department of Water & Power

www.ladwp.com

BILL DATE	DATE DUE
May 31, 2017	Jun 19, 2017
ACCOUNT NUMBER	**AMOUNT DUE**
793 910 0000	$ 1,725.21

CUSTOMER SERVICE – 7:00 am - 8:00 pm
1-800-499-8840

RANCHO COLD STORAGE INC, 668 MESQUIT ST, LOS ANGELES, CA 90021

Paying Your Bill

AUTOMATIC PAYMENT
Automatically pay from your checking or savings by logging in at *www ladwp com/combillpay*

ONLINE
Pay from your checking or savings any time by logging in at *www ladwp com/myaccount*

BY PHONE
Pay from your checking or savings any time by calling 1-877-MYPAYDWP (1-877-697-2939)

BY MAIL
Place your payment stub and your check or money order in the envelope provided with the bill

IN PERSON
Pay at any Customer Service Center. Locations are listed on the back of your payment stub and at *www ladwp com/servicecenters*

Account Summary

Previous Account Balance		$ 2,847.85
Payment Received 5/11/17	*Thank you*	-2,847.85
New Charges		+ 1,725.21
	Total Amount Due	**$ 1,725.21**

Summary of New Charges

Details on following pages.

Los Angeles Department of Water and Power Charges

800-499-8840

Water Charges	4/25/17 - 5/24/17	194 HCF	$1,117.82
		Total LADWP Charges	**$ 1,117.82**

LADWP provides billing services for the Bureau of Sanitation. All money collected for the services listed in the City of Los Angeles Bureau of Sanitation Charges section is forwarded to them.

City of Los Angeles Bureau of Sanitation Charges

800-773-2489

Sewer Charges	4/25/17 - 5/24/17		$607.39
		Total Sanitation Charges	**$ 607.39**

Total New Charges $ 1,725.21

PLEASE KEEP THIS PORTION FOR YOUR RECORDS IF PAYING IN PERSON, BRING ENTIRE BILL TO CUSTOMER SERVICE CENTER

)ther Important Phone Numbers

IEARING OR SPEECH-IMPAIRED - TTY
-800-HEAR-DWP(432-7397)

:ITY OF LOS ANGELES UTILITY TAX
1-800-215-6277

Correspondence Addresses

Please do not send correspondence with your payment. It may be delayed or lost.

LOS ANGELES DEPT OF WATER & POWER
PO Box 515407
Los Angeles,CA 90051-6707

Customer Service and Payment Information

WHEN TO PAY YOUR BILL

Your bill is due and payable on presentation and shall become delinquent nineteen days after the date of presentation. The payment due on your bill applies to the current charges only and does not extend the due date on any unpaid previous balance. Current City of Los Angeles policy provides for notification ten (10) days prior to discontinuance of service for nonpayment.

LATE PAYMENT CHARGE

A Late Payment Charge amounting to an 18% annual rate, computed on a daily basis, may be assessed on electric and water balances that are not paid by the due date. The charge is made for each day of the billing period shown on the current bill. Service may be discontinued for nonpayment.

IF YOU QUESTION YOUR LADWP CHARGES

Please contact a representative by calling the Customer Service Telephone Number or by going into any of the Department of Water and Power Customer Service Centers listed on the back of your payment stub or email us using our Customer Service form at www.ladwp.com/contactus. After receiving an explanation, you may ask for more information from a supervisor. If you still disagree with the charges, you have a right to a management-level review. To ask for a management-level review, send a written request to: LADWP Customer Relations Office, P.O. Box 51111, Los Angeles, CA 90051-0100. You must pay the undisputed portion of the bill within 7 days of the request for a management-level review. Your account will be reviewed and you will be informed of the result.

ELECTRONIC CHECK CONVERSION

Your payment may be processed as a check transaction or a one-time electronic fund transfer, which means funds may be withdrawn the same day as payment, and you will not receive your check back from your bank. For more information on electronic fund transfers and fees for insufficient funds, please see *www.ladwp.com/checkconversion.*

Los Angeles Department of Water & Power
www.ladwp.com 1-800-499-8840
Hours of operation - 7 am to 6 pm

DEFINITIONS

HCF – (Hundred Cubic Feet) the units in which water usage is measured. One HCF equals 748 gallons.

Rate Schedule – rates, based on type of use, approved by the Board of Water and Power Commissioners and adopted by the City Council. For a list, visit www.ladwp.com

Tier (Commercial) – One of two usage ranges used in a pricing method that provides an incentive to conserve water. The first usage range (Winter Tier 1 allotment) is based on average consumption for the preceding Dec. - Mar. Any usage over the Tier 1 allotment is billed at a higher rate (Tier 2). During the High Season months (June 1 - Sept. 30), Tier 1 allotment shall be 105% of Winter Tier 1 allotment. Shortage year water rates no longer apply.

Water Charges

SA # : 7939100928

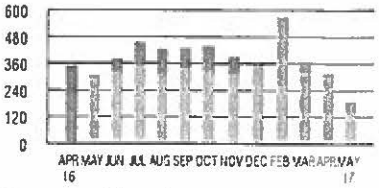
BILLING PERIOD 4/25/17 - 5/24/17
DAYS 29

RATE SCHEDULE
Water Schedule C - Comm, Ind, Govt and Temp Service

NEXT SCHEDULED READ DATE
6/23/17

SERVES
668--70

USAGE HISTORY *(Total HCF)*



*Tier usage detail unavailable due to rate changes in effect

	Prev Yr	May 17
Total HCF used	306	194
Average daily gallons	8175	5004
Days in billing period	28	29
Your average daily cost of water		$38.55
Your average cost per gallon of water		$0.01

1 Hundred Cubic Feet (HCF) = 748 Gallons

METER NUMBER	DESCRIPTION	CURRENT READ	–	PREVIOUS READ	=	TOTAL USED
96118402	SMALL	1309		1219		90 HCF
96118402	LARGE	10751		10647		104 HCF
		ESTIMATED		*ESTIMATED*		

Tier 1 Water	194 HCF x $5.76196/HCF	1,117.82
Subtotal Water Charges		**$1,117.82**

Total Water Charges $ 1,117.82

Your Water Usage by Tier

Tier 1 Water Allotment $5.76196/HCF	Tier 2
194 HCF	More than 194 HCF

Usage is billed at different rates, depending on how much you use. The graph shows how your water usage relates to these tiers, and the rate you paid in each tier. For more, visit www.ladwp.com/res_water

July - December 2017 Biannual Notice of Change in LADWP WATER RATES

julio - diciembre 2017 Aviso bianual de cambio a las TARIFAS DE AGUA DE LADWP

This notice is to inform you of the expected biannual water rate adjustments authorized by the Water Rate Ordinance for the City of Los Angeles that reflect the cost of buying water from the Metropolitan Water District (MWD) and executing other water projects and programs. These factors will become effective July 1, 2017. Individual rate adjustments will be an increase or decrease, as shown below. More information about LADWP's water rates can be found on the Department website at www.ladwp.com/waterrates.

Este aviso es para informarle del ajuste bianual a las tarifas de agua autorizados por la Ordenanza de la Tarifa de Agua de la Ciudad de Los Angeles que reflejan el costo de comprar agua del Metropolitan Water District (MWD) y para otros proyectos y programas de agua. Estos factores tomaran vigencia a partir del 1º de julio, 2017. Ajustes de tarifa individuales aumentarán o disminuirán en la muestra a continuación. una reduccion, como demostrado debajo. Más información sobre las tarifas de agua de LADWP está disponible en el sitio Web del departamento: www.ladwp.com/waterrates.

The factors below are per Hundred Cubic Feet (HCF) of water used.
One HCF equals 748 gallons.

Las tarifas debajo son por unidades de cien pies cúbicos (HCF, por sus siglas en inglés) de agua usada. Un HCF es igual a 748 galones.

Water Rate Adjustment Factors	Factores de Ajustes de Tarifas de Agua	Jan - Jun 2017 ene - jun 2017	Increase (Decrease) from Previous Quarter Aumento (Reducir) del Trimestre Previo	Jul - Dec 2017 jul - dic 2017
Water Supply Cost Adjustment Factor Tier 1	Ajuste al Costo de Suministro de Agua Nivel 1	$ 1.525	($ 0.404)	$ 1.121
Water Supply Cost Adjustment Factor Tier 2	Ajuste al Costo de Suministro de Agua Nivel 2	$ 2.974	($ 0.223)	$ 2.751
Water Supply Cost Adjustment Factor Tier 3	Ajuste al Costo de Suministro de Agua Nivel 3	$ 3.093	$ 1.168	$ 4.261
Water Supply Cost Adjustment Factor Tier 4	Ajuste al Costo de Suministro de Agua Nivel 4	$ 3.093	$ 1.267	$ 4.360
Water Quality Improvement	Mejoras de Calidad de Agua	$ 1.376	($ 0.106)	$ 1.270
Owens Valley Regulatory	Regulador de Owens Valley	$ 0.297	($ 0.024)	$ 0.273
Water Infrastructure	Infraestructura de Agua	$ 0.351	$ 0.121	$ 0.472
Base Rate Revenue Target Adjustment Factor	Ajuste de Objetivo Básico de Ingresos			
Schedule A	Calendario A	$ 0.235	$ 0.000	$ 0.235
Schedule B	Calendario B	$ 0.339	$ 0.000	$ 0.339
Schedule Other	Calendario Otro	$ 0.105	$ 0.000	$ 0.105
Low-Income Subsidy	Subsidio para Clientes de Bajos Recursos	$ 0.135	($ 0.015)	$ 0.120
Water Expense Stabilization	Estabilización del Costo de Agua	$ 0.181	$ 0.000	$ 0.181

For the year beginning January 1, 2017 and ending December 31, 2017, Outside City Surcharge will be $0.000, a decrease of $0.441 from the January 2016 - December 2016 surcharge of $0.441.

Para el año empezando el 1 de enero de 2017 y terminando el 31 de diciembre, de Recargo Fuera de la Ciudad será $0.000, una reducción de $0.441 del recargo de enero 2016 a diciembre 2016 de $0.441

environment LA SANITATION
CITY OF LOS ANGELES

www.lacitysan.org 1-800-773-2489
Hours of operation - 24/7

DEFINITIONS

Low Income Sewer Surcharge - an amount charged to each customer to help cover the costs of providing sewer service subsidies to low income customers, required by state and federal law

Sewer Service Charge - (SSC) a charge for use of the sewer system, to cover the costs of constructing and maintaining wastewater facilities such as sewers and sewage treatment plants, and for treating sewage.

Sewer Charges

SA # : 7939100927

BILLING PERIOD	DAYS	SEWER RATE SCHEDULE
4/25/17 - 5/24/17	29	Sewer Service Charge - Multi Dwell and Commercial

Sewer Service Charge*	133.86000 HCF x $4.51/HCF	603.71
Sewer Service Low Income Surcharge*		3.68
Total Sewer Charges		**$ 607.39**

**Your Sewer Service Charge is calculated on 69% of your water consumption.*

PRINTED ON RECYCLED PAPER

Los Angeles Department of Water & Power

www.ladwp.com

BILL DATE	DATE DUE
Jun 26, 2017	Jul 17, 2017
ACCOUNT NUMBER	**AMOUNT DUE**
451 671 0000	$ 10,467.09

CUSTOMER SERVICE – 7:00 am - 6:00 pm
1-800-499-8840

RANCHO COLD STORAGE INC, 685 MESQUIT ST, LOS ANGELES, CA 90021

Paying Your Bill

AUTOMATIC PAYMENT
Automatically pay from your checking or savings by logging in at *www.ladwp.com/combillpay*

ONLINE
Pay from your checking or savings any time by logging in at *www.ladwp.com/myaccount*

BY PHONE
Pay from your checking or savings any time by calling 1-877-MYPAYDWP (1-877-697-2939)

BY MAIL
Place your payment stub and your check or money order in the envelope provided with the bill.

IN PERSON
Pay at any Customer Service Center. Locations are listed on the back of your payment stub and at *www.ladwp.com/servicecenters*

Account Summary

Previous Account Balance		$ 8,790.41
Payment Received 6/7/17	*Thank you*	-8,790.41
New Charges		+ 10,467.09
	Total Amount Due	**$ 10,467.09**

Summary of New Charges

Details on following pages.

Los Angeles Department of Water and Power Charges		
800-499-8840	Electric Charges 5/24/17 - 6/26/17 62,880 kWh $10,467.09	
	Total LADWP Charges	**$ 10,467.09**

Total New Charges $ 10,467.09

PLEASE KEEP THIS PORTION FOR YOUR RECORDS. IF PAYING IN PERSON, BRING ENTIRE BILL TO CUSTOMER SERVICE CENTER.

Other Important Phone Numbers

HEARING OR SPEECH-IMPAIRED - TTY
1-800-HEAR-DWP(432-7397)

CITY OF LOS ANGELES UTILITY TAX
1-800-215-6277

Correspondence Addresses

Please do not send correspondence with your payment. It may be delayed or lost.

LOS ANGELES DEPT OF WATER & POWER
PO Box 515407
Los Angeles,CA 90051-6707

Customer Service and Payment Information

WHEN TO PAY YOUR BILL

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LATE PAYMENT CHARGE

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IF YOU QUESTION YOUR LADWP CHARGES

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Los Angeles Department of Water & Power
www.ladwp.com 1-800-499-8840
Hours of operation - 7 am to 6 pm

DEFINITIONS

CRPSEA – (Capped Renewable Portfolio Standard Energy Adjustment) a charge reflecting the costs associated with RPS Operations and Maintenance, RPS debt service, and Energy Efficiency Programs.

ECA – (Energy Cost Adjustment) an adjustment that reflects the variations of fuel, energy and other associated costs.

ESA – (Electric Subsidy Adjustment) a charge reflecting the costs of subsidies including senior, disabled, low income, traffic control lighting, and enterprise zone.

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kWh – (kilo-watt-hour) the units in which electric usage is measured. One kWh equals 1000 watts of electricity used for one hour.

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VEA – (Variable Energy Adjustment) a charge reflecting the costs of fuel, non-RPS power purchase agreements, non-RPS economy purchases, legacy ECAF under-collection, and base rate decoupling from energy efficiency impact.

VRPSEA – (Variable Renewable Portfolio Standard Energy Adjustment) a charge reflecting the costs of RPS market purchases and RPS costs above and beyond any Operations and Maintenance and debt service payments.

Electric Charges

SA # : 4516710848

BILLING PERIOD 5/24/17 - 6/26/17
DAYS 33

RATE SCHEDULE
A-2 and A-2[i] Primary Electric - Rate B TOU - KVAR Metered Service

NEXT SCHEDULED READ DATE
7/25/17

METER NUMBER
APMVL00222-000263
56

SERVES
LOW PEAK KVARH

PERIOD	CURRENT READ	–	PREVIOUS READ	x	MULTIPLIER	=	TOTAL USED
High Peak kW	1.63				80		130.4 kW
Low Peak kW	1.57				80		125.6 kW
Base kW	1.55				80		124 kW
High Peak kWh	120		18		80		8160 kWh
Low Peak kWh	171		25		80		11680 kWh
Base kWh	640		102		80		43040 kWh
High Peak kVarh	103		14		80		7120 kVarh
Low Peak kVarh	150		21		80		10320 kVarh
Base kVarh	575		86		80		39120 kVarh

Service Charge		28.00
Facilities Charge	141.6 kW x $5.36/kW	758.98
ESA	141.6 kW x $0.46/kW	65.14
RCA	141.6 kW x $0.96/kW	135.94
IRCA	141.6 kW x $0.70/kW	99.12
IRCA based on KWH	62,880 kWH x $0.00227/kWH	142.74
High Peak High Season Demand - 26 days	130.4 kW x $10.00/kW	1,027.39
High Peak Low Season Demand - 7 days	130.4 kW x $4.75/kW	131.39
High Peak High Season Energy - 26 days	6,429.09091 kWh x $0.05744/kWh	369.29
High Peak Low Season Energy - 7 days	1,730.90909 kWh x $0.0511/kWh	88.45
High Peak ECA	8,160 kWh x $0.0569/kWh	464.30
High Peak VEA	8,160 kWh x $-0.00515/kWh	-42.02
High Peak CRPSEA	8,160 kWh x $0.00442/kWh	36.07
High Peak VRPSEA	8,160 kWh x $0.01032/kWh	84.21
High Peak Subtotal	***(8,160 kWh x $0.26459/kWh)***	***$2,159.08***
Low Peak High Season Demand - 26 days	125.6 kW x $3.75/kW	371.09
Low Peak Low Season Demand - 7 days	125.6 kW x $0.00/kW	0.00
Low Peak High Season Energy - 26 days	9,202.42424 kWh x $0.05017/kWh	461.69
Low Peak Low Season Energy - 7 days	2,477.57576 kWh x $0.0511/kWh	126.60
Low Peak ECA	11,680 kWh x $0.0569/kWh	664.59
Low Peak VEA	11,680 kWh x $-0.00515/kWh	-60.15
Low Peak CRPSEA	11,680 kWh x $0.00442/kWh	51.63
Low Peak VRPSEA	11,680 kWh x $0.01032/kWh	120.54
Low Peak Subtotal	***(11,680 kWh x $0.14863/kWh)***	***$1,735.99***
Base High Season Demand - 26 days	124 kW x $0.00/kW	0.00

(Continued on next page)

Los Angeles Department of Water & Power
www.ladwp.com 1-800-499-8840
Hours of operation - 7 am to 6 pm

DEFINITIONS

CRPSEA – (Capped Renewable Portfolio Standard Energy Adjustment) a charge reflecting the costs associated with RPS Operations and Maintenance, RPS debt service, and Energy Efficiency Programs.

ECA – (Energy Cost Adjustment) an adjustment that reflects the variations of fuel, energy and other associated costs.

ESA – (Electric Subsidy Adjustment) a charge reflecting the costs of subsidies including senior, disabled, low income, traffic control lighting, and enterprise zone.

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kWh – (kilo-watt-hour) the units in which electric usage is measured. One kWh equals 1000 watts of electricity used for one hour.

RCA – (Reliability Cost Adjustment) a charge reflecting the costs to support additional capital investments needed to improve reliability in areas of power distribution, transmission and generation infrastructure.

VEA – (Variable Energy Adjustment) a charge reflecting the costs of fuel, non-RPS power purchase agreements, non-RPS economy purchases, legacy ECAF under-collection, and base rate decoupling from energy efficiency impact.

VRPSEA – (Variable Renewable Portfolio Standard Energy Adjustment) a charge reflecting the costs of RPS market purchases and RPS costs above and beyond any Operations and Maintenance and debt service payments.

(Continued from previous page)

Base Low Season Demand - 7 days	124 kW x $0.00/kW	0.00
Base High Season Energy - 26 days	33,910.30303 kWh x $0.02944/kWh	998.32
Base Low Season Energy - 7 days	9,129.69697 kWh x $0.03317/kWh	302.83
Base ECA	43,040 kWh x $0.0569/kWh	2,448.98
Base VEA	43,040 kWh x $-0.00515/kWh	-221.66
Base CRPSEA	43,040 kWh x $0.00442/kWh	190.24
Base VRPSEA	43,040 kWh x $0.01032/kWh	444.17
Base Subtotal	***(43,040 kWh x $0.09672/kWh)***	***$4,162.88***
Subtotal Electric Charges		**$9,287.87**
City of Los Angeles Utility Tax	$9,287.87 x 12.5%	1,160.98
State Energy Surcharge	62,880 kWh x $0.00029/kWh	18.24
	Total Electric Charges	**$ 10,467.09**

Green Power for a Green LA *--LADWP's Green Power program replaces electricity from polluting power plants with energy generated from renewable resources. To learn more and sign up, visit www.ladwp.com/greenpower*

Electric Definitions

Demand Charge – a charge related to maximum power measured in kilowatts (kW). It is the highest kW as measured by the meter over a continuous 15 minute interval during the billing period.

Facilities Charge – a charge to recover the cost of transformer and line capacity used in meeting customer's maximum demand as recorded in the last twelve months.

kVarh – (kilo-var-hour) the units in which electric reactive energy usage is measured. One kVarh equals 1000 volt-ampere reactive energy use for one hour.

Minimum Charge – an amount charged if your usage falls below a certain minimum level to cover costs for services provided such as meter reading, billing, postage, etc. when a service charge is not applicable.

Power Factor – the ratio of real Energy (kWh) to reactive energy (kVarh) for a given time period. The Maximum value is 1.0

Rate Schedule – rates, based on type of use, approved by the Board of Water and Power Commissioners and adopted by the City Council. For a list, visit www.ladwp.com

RPS – Renewable Portfolio Standard program to increase the use of energy from photovoltaics, wind, biomass, and other renewable sources

Service Charge – a charge for services provided such as meter reading, billing, postage, etc.

Time-of-Use – Time-of-Use rates are based on the time of day that you use electricity. During the Base hours, when customer use is low, your price will be lower than the standard rate. Prices during Low Peak hours are slightly higher than standard rate. In High Peak hours, the cost to supply energy is the highest, and it will cost more than the standard rate.

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Los Angeles Department of Water & Power

www.ladwp.com

BILL DATE	DATE DUE
Jun 26, 2017	Jul 17, 2017
ACCOUNT NUMBER	**AMOUNT DUE**
493 910 0000	$ 1,437.69

CUSTOMER SERVICE – 7:00 am - 6:00 pm
1-800-499-8840

RANCHO COLD STORAGE INC, 658 MESQUIT ST, LOS ANGELES, CA 90021

Paying Your Bill

AUTOMATIC PAYMENT
Automatically pay from your checking or savings by logging in at *www.ladwp.com/combillpay*

ONLINE
Pay from your checking or savings any time by logging in at *www.ladwp.com/myaccount*

BY PHONE
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BY MAIL
Place your payment stub and your check or money order in the envelope provided with the bill.

IN PERSON
Pay at any Customer Service Center. Locations are listed on the back of your payment stub and at *www.ladwp.com/servicecenters*

Account Summary

Previous Account Balance		$ 1,041.26
Payment Received 6/7/17	*Thank you*	-1,041.26
New Charges		+ 1,437.69
	Total Amount Due	**$ 1,437.69**

Summary of New Charges

Details on following pages.

Los Angeles Department of Water and Power Charges				
800-499-8840	Electric Charges	5/24/17 - 6/26/17	7,917 kWh	$1,437.69
			Total LADWP Charges	**$ 1,437.69**

Total New Charges $ 1,437.69

PLEASE KEEP THIS PORTION FOR YOUR RECORDS. IF PAYING IN PERSON, BRING ENTIRE BILL TO CUSTOMER SERVICE CENTER.

Other Important Phone Numbers

HEARING OR SPEECH-IMPAIRED - TTY
1-800-HEAR-DWP(432-7397)

CITY OF LOS ANGELES UTILITY TAX
1-800-215-6277

Correspondence Addresses

Please do not send correspondence with your payment. It may be delayed or lost.

LOS ANGELES DEPT OF WATER & POWER
PO Box 515407
Los Angeles,CA 90051-6707

Customer Service and Payment Information

WHEN TO PAY YOUR BILL

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LATE PAYMENT CHARGE

A Late Payment Charge amounting to an 18% annual rate, computed on a daily basis, may be assessed on electric and water balances that are not paid by the due date. The charge is made for each day of the billing period shown on the current bill. Service may be discontinued for nonpayment.

IF YOU QUESTION YOUR LADWP CHARGES

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Los Angeles Department of Water & Power
www.ladwp.com 1-800-499-8840
Hours of operation - 7 am to 6 pm

DEFINITIONS

CRPSEA – (Capped Renewable Portfolio Standard Energy Adjustment) a charge reflecting the costs associated with RPS Operations and Maintenance, RPS debt service, and Energy Efficiency Programs.

ECA – (Energy Cost Adjustment) an adjustment that reflects the variations of fuel, energy and other associated costs.

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VEA – (Variable Energy Adjustment) a charge reflecting the costs of fuel, non-RPS power purchase agreements, non-RPS economy purchases, legacy ECAF under-collection, and base rate decoupling from energy efficiency impact.

VRPSEA – (Variable Renewable Portfolio Standard Energy Adjustment) a charge reflecting the costs of RPS market purchases and RPS costs above and beyond any Operations and Maintenance and debt service payments.

Electric Charges

SA # : 4939100550

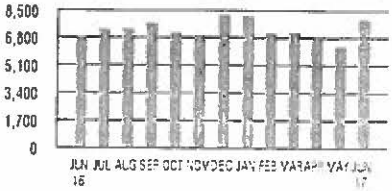
BILLING PERIOD 5/24/17 - 6/26/17
DAYS 33

RATE SCHEDULE
A-1 and A-1[I] Small General Electric - Rate A Standard Service

NEXT SCHEDULED READ DATE
7/25/17

METER NUMBER
M00009-00977696

USAGE HISTORY *(Total kWh)*



	Prev Yr	Jun 17
Total kWh used	6,897	7,917
Average daily kWh	230	240
Days in billing period	30	33
Your average daily cost of electricity		$43.57
Highest Demand in last 12 months:		19.02 kW

DESCRIPTION	CURRENT READ	– PREVIOUS READ	= TOTAL USED
Demand kW	18.68		18.68 kW
Energy kWh	81946	74029	7917 kWh

Service Charge		7.00
Facilities Charge	19.02 kW x $5.36/kW	101.95
ESA	19.02 kW x $0.46/kW	8.75
RCA	19.02 kW x $0.96/kW	18.26
IRCA	19.02 kW x $0.70/kW	13.31
IRCA based on KWH	7,917 kWH x $0.00227/kWH	17.97
Energy Charge Low Season - 7 days	1,679.36364 kWh x $0.0544/kWh	91.36
Energy Charge High Season - 26 days	6,237.63636 kWh x $0.0787/kWh	490.90
ECA	7,917 kWh x $0.0569/kWh	450.48
VEA	7,917 kWh x $-0.00515/kWh	-40.77
CRPSEA	7,917 kWh x $0.00442/kWh	34.99
VRPSEA	7,917 kWh x $0.01032/kWh	81.70
Subtotal Electric Charges		**$1,275.90**
City of Los Angeles Utility Tax	$1,275.90 x 12.5%	159.49
State Energy Surcharge	7,917 kWh x $0.00029/kWh	2.30
	Total Electric Charges	**$ 1,437.69**

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Los Angeles Department of Water & Power

www.ladwp.com

BILL DATE	DATE DUE	Page 1
Jun 26, 2017	Jul 17, 2017	
ACCOUNT NUMBER	**AMOUNT DUE**	
593 910 0000	$ 451.14	

CUSTOMER SERVICE – 7:00 am - 6:00 pm
1-800-499-8840

RANCHO COLD STORAGE INC, 658 MESQUIT ST, LOS ANGELES, CA 90021

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IN PERSON
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www.ladwp.com/servicecenters

Account Summary

Previous Account Balance		$ 5,721.32
Payment Received 6/7/17	*Thank you*	-5,721.32
New Charges		+ 451.14
	Total Amount Due	**$ 451.14**

Summary of New Charges

Details on following pages.

Los Angeles Department of Water and Power Charges

800-499-8840

Water Charges 5/24/17 - 6/26/17 61 HCF	$351.50	
Total LADWP Charges		**$ 351.50**

LADWP provides billing services for the Bureau of Sanitation. All money collected for the services listed in the City of Los Angeles Bureau of Sanitation Charges section is forwarded to them.

City of Los Angeles Bureau of Sanitation Charges

800-773-2489

Sewer Charges 5/24/17 - 6/26/17	$99.64	
Total Sanitation Charges		**$ 99.64**

Total New Charges $ 451.14

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Other Important Phone Numbers

HEARING OR SPEECH-IMPAIRED - TTY
1-800-HEAR-DWP(432-7397)

CITY OF LOS ANGELES UTILITY TAX
1-800-215-6277

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PO Box 515407
Los Angeles,CA 90051-6707

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Los Angeles Department of Water & Power
www.ladwp.com 1-800-499-8840
Hours of operation - 7 am to 6 pm

DEFINITIONS

HCF – (Hundred Cubic Feet) the units in which water usage is measured. One HCF equals 748 gallons.

Rate Schedule – rates, based on type of use, approved by the Board of Water and Power Commissioners and adopted by the City Council. For a list, visit www.ladwp.com

Tier (Commercial) – One of two usage ranges used in a pricing method that provides an incentive to conserve water. The first usage range (Winter Tier 1 allotment) is based on average consumption for the preceding Dec. - Mar. Any usage over the Tier 1 allotment is billed at a higher rate (Tier 2). During the High Season months (June 1 - Sept. 30), Tier 1 allotment shall be 105% of Winter Tier 1 allotment. Shortage year water rates no longer apply

Water Charges

BILLING PERIOD 5/24/17 - 6/26/17
DAYS 33

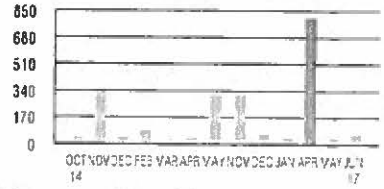
RATE SCHEDULE
Water Schedule C - Comm, Ind, Govt and Temp Service

NEXT SCHEDULED READ DATE
7/25/17

SERVES
SM DIAL COM'L BLDG

SA # :5939100574

USAGE HISTORY *(Total HCF)*



*Tier usage detail unavailable due to rate changes in effect

	Prev Yr	Jun 17
Total HCF used	806	61
Average daily gallons	1328	1383
Days in billing period	454	33
Your average daily cost of water		$10.65
Your average cost per gallon of water		$0.01

1 Hundred Cubic Feet (HCF) = 748 Gallons

METER NUMBER	DESCRIPTION	CURRENT READ	-	PREVIOUS READ	=	TOTAL USED
96120718	SMALL	912		851		61 HCF
96120718	LARGE	0		0		0 HCF

Tier 1 Water	61 HCF x $5.7623/HCF	351.50
Subtotal Water Charges		**$351.50**
Total Water Charges		**$ 351.50**

Your Water Usage by Tier

Tier 1 Water Allotment $5.7623/HCF	Tier 2
61 HCF	More than 61 HCF

Usage is billed at different rates, depending on how much you use. The graph shows how your water usage relates to these tiers, and the rate you paid in each tier. For more, visit www.ladwp.com/res_water

July - December 2017 Biannual Notice of Change in LADWP WATER RATES

Julio - diciembre 2017 Aviso bianual de cambio a las TARIFAS DE AGUA DE LADWP

This notice is to inform you of the expected biannual water rate adjustments authorized by the Water Rate Ordinance for the City of Los Angeles that reflect the cost of buying water from the Metropolitan Water District (MWD) and executing other water projects and programs. These factors will become effective July 1, 2017. Individual rate adjustments will be an increase or decrease, as shown below. More information about LADWP's water rates can be found on the Department website at www.ladwp.com/waterrates.

Este aviso es para informarle del ajuste bianual a las tarifas de agua autorizados por la Ordenanza de la Tarifa de Agua de la Ciudad de Los Angeles que reflejan el costo de comprar agua del Metropolitan Water District (MWD) y para otros proyectos y programas de agua. Estos factores tomaran vigencia a partir del 1º de julio, 2017. Ajustes de tarifa individuales aumentarán o disminuirán en la muestra a continuación. una reduccion, como demostrado debajo. Más información sobre las tarifas de agua de LADWP está disponible en el sitio Web del departamento: www.ladwp.com/waterrates.

The factors below are per Hundred Cubic Feet (HCF) of water used.
One HCF equals 748 gallons.

Las tarifas debajo son por unidades de cien pies cúbicos (HCF, por sus siglas en inglés) de agua usada. Un HCF es igual a 748 galones.

Water Rate Adjustment Factors	Factores de Ajustes de Tarifas de Agua	Jan - Jun 2017 ene - jun 2017	Increase (Decrease) from Previous Quarter Aumento (Reducir) del Trimestre Previo	Jul - Dec 2017 jul - dic 2017
Water Supply Cost Adjustment Factor Tier 1	Ajuste al Costo de Suministro de Agua Nivel 1	$ 1.525	($ 0.404)	$ 1.121
Water Supply Cost Adjustment Factor Tier 2	Ajuste al Costo de Suministro de Agua Nivel 2	$ 2.974	($ 0.223)	$ 2.751
Water Supply Cost Adjustment Factor Tier 3	Ajuste al Costo de Suministro de Agua Nivel 3	$ 3.093	$ 1.168	$ 4.261
Water Supply Cost Adjustment Factor Tier 4	Ajuste al Costo de Suministro de Agua Nivel 4	$ 3.093	$ 1.267	$ 4.360
Water Quality Improvement	Mejoras de Calidad de Agua	$ 1.376	($ 0.106)	$ 1.270
Owens Valley Regulatory	Regulador de Owens Valley	$ 0.297	($ 0.024)	$ 0.273
Water Infrastructure	Infraestructura de Agua	$ 0.351	$ 0.121	$ 0.472
Base Rate Revenue Target Adjustment Factor	Ajuste de Objetivo Básico de Ingresos			
Schedule A	Calendario A	$ 0.235	$ 0.000	$ 0.235
Schedule B	Calendario B	$ 0.339	$ 0.000	$ 0.339
Schedule Other	Calendario Otro	$ 0.105	$ 0.000	$ 0.105
Low-Income Subsidy	Subsidio para Clientes de Bajos Recursos	$ 0.135	($ 0.015)	$ 0.120
Water Expense Stabilization	Estabilización del Costo de Agua	$ 0.181	$ 0.000	$ 0.181

For the year beginning January 1, 2017 and ending December 31, 2017, Outside City Surcharge will be $0.000, a decrease of $0.441 from the January 2016 - December 2016 surcharge of $0.441.

Para el año empezando el 1 de enero de 2017 y terminando el 31 de diciembre, de Recargo Fuera de la Ciudad será $0.000, una reducción de $0.441 del recargo de enero 2016 a diciembre 2016 de $0.441

LA Environment SANITATION

www.lacitysan.org 1-800-773-2489
Hours of operation - 24/7

DEFINITIONS

Low Income Sewer Surcharge - an amount charged to each customer to help cover the costs of providing sewer service subsidies to low income customers, required by state and federal law

Sewer Service Charge - (SSC) a charge for use of the sewer system, to cover the costs of constructing and maintaining wastewater facilities such as sewers and sewage treatment plants, and for treating sewage.

Sewer Charges

SA # : 5939100573

BILLING PERIOD	DAYS	SEWER RATE SCHEDULE
5/24/17 - 6/26/17	33	Sewer Service Charge - Multi Dwell and Commercial

Sewer Service Charge*	21.96000 HCF x $4.51/HCF	99.04
Sewer Service Low Income Surcharge*		0.60
Total Sewer Charges		**$ 99.64**

**Your Sewer Service Charge is calculated on 36% of your water consumption.*

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Los Angeles Department of Water & Power

www.ladwp.com

BILL DATE	DATE DUE
Jun 26, 2017	Jul 17, 2017
ACCOUNT NUMBER	**AMOUNT DUE**
693 910 0000	$ 5,920.78

CUSTOMER SERVICE – 7:00 am - 6:00 pm
1-800-499-8840

RANCHO COLD STORAGE INC, 658 MESQUIT ST, LOS ANGELES, CA 90021

Paying Your Bill

AUTOMATIC PAYMENT
Automatically pay from your checking or savings by logging in at *www.ladwp.com/combillpay*

ONLINE
Pay from your checking or savings any time by logging in at *www.ladwp.com/myaccount*

BY PHONE
Pay from your checking or savings any time by calling 1-877-MYPAYDWP (1-877-697-2939)

BY MAIL
Place your payment stub and your check or money order in the envelope provided with the bill.

IN PERSON
Pay at any Customer Service Center. Locations are listed on the back of your payment stub and at *www.ladwp.com/servicecenters*

Account Summary

Previous Account Balance		$ 4,760.74
Payment Received 6/7/17	*Thank you*	-4,760.74
New Charges		+ 5,920.78
	Total Amount Due	**$ 5,920.78**

Summary of New Charges

Details on following pages.

Los Angeles Department of Water and Power Charges				
800-499-8840	Electric Charges	5/24/17 - 6/26/17	33,600 kWh	$5,920.78
			Total LADWP Charges	**$ 5,920.78**

Total New Charges $ 5,920.78

PLEASE KEEP THIS PORTION FOR YOUR RECORDS. IF PAYING IN PERSON, BRING ENTIRE BILL TO CUSTOMER SERVICE CENTER

Other Important Phone Numbers

HEARING OR SPEECH-IMPAIRED - TTY
1-800-HEAR-DWP(432-7397)

CITY OF LOS ANGELES UTILITY TAX
1-800-215-6277

Correspondence Addresses

Please do not send correspondence with your payment. It may be delayed or lost.

LOS ANGELES DEPT OF WATER & POWER
PO Box 515407
Los Angeles,CA 90051-6707

Customer Service and Payment Information

WHEN TO PAY YOUR BILL

Your bill is due and payable on presentation and shall become delinquent nineteen days after the date of presentation. The payment due on your bill applies to the current charges only and does not extend the due date on any unpaid previous balance. Current City of Los Angeles policy provides for notification ten (10) days prior to discontinuance of service for nonpayment.

LATE PAYMENT CHARGE

A Late Payment Charge amounting to an 18% annual rate, computed on a daily basis, may be assessed on electric and water balances that are not paid by the due date. The charge is made for each day of the billing period shown on the current bill. Service may be discontinued for nonpayment.

IF YOU QUESTION YOUR LADWP CHARGES

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ELECTRONIC CHECK CONVERSION

Your payment may be processed as a check transaction or a one-time electronic fund transfer, which means funds may be withdrawn the same day as payment, and you will not receive your check back from your bank. For more information on electronic fund transfers and fees for insufficient funds, please see *www.ladwp.com/checkconversion*

Los Angeles Department of Water & Power
www.ladwp.com 1-800-499-8840
Hours of operation - 7 am to 6 pm

DEFINITIONS

CRPSEA – (Capped Renewable Portfolio Standard Energy Adjustment) a charge reflecting the costs associated with RPS Operations and Maintenance, RPS debt service, and Energy Efficiency Programs.

ECA – (Energy Cost Adjustment) an adjustment that reflects the variations of fuel, energy and other associated costs.

ESA – (Electric Subsidy Adjustment) a charge reflecting the costs of subsidies including senior, disabled, low income, traffic control lighting, and enterprise zone.

IRCA – (Incremental Reliability Cost Adjustment) a charge reflecting Operations and Maintenance and debt service related to Power Reliability Program cost and legacy RCA under-collection.

kWh – (kilo-watt-hour) the units in which electric usage is measured. One kWh equals 1000 watts of electricity used for one hour.

RCA – (Reliability Cost Adjustment) a charge reflecting the costs to support additional capital investments needed to improve reliability in areas of power distribution, transmission and generation infrastructure

VEA – (Variable Energy Adjustment) a charge reflecting the costs of fuel, non-RPS power purchase agreements, non-RPS economy purchases, legacy ECAF under-collection, and base rate decoupling from energy efficiency impact.

VRPSEA – (Variable Renewable Portfolio Standard Energy Adjustment) a charge reflecting the costs of RPS market purchases and RPS costs above and beyond any Operations and Maintenance and debt service payments.

Electric Charges

SA # : 6939100542

BILLING PERIOD 5/24/17 - 6/26/17
DAYS 33

RATE SCHEDULE
A-2 and A-2[i] Primary Electric - Rate B TOU - KVAR Metered Service

NEXT SCHEDULED READ DATE
7/25/17

METER NUMBER
APMV00226-0000842
6

SERVES
BASE KVARH

PERIOD	CURRENT READ	–	PREVIOUS READ	x	MULTIPLIER	=	TOTAL USED
High Peak kW	0.53				160		84.8 kW
Low Peak kW	0.49				160		78.4 kW
Base kW	0.45				160		72 kW
High Peak kWh	2268		2240		160		4480 kWh
Low Peak kWh	3221		3181		160		6400 kWh
Base kWh	11378		11236		160		22720 kWh
High Peak kVarh	1803		1782		160		3360 kVarh
Low Peak kVarh	2630		2598		160		5120 kVarh
Base kVarh	9713		9590		160		19680 kVarh

Service Charge		28.00
Facilities Charge	89.6 kW x $5.36/kW	480.26
ESA	89.6 kW x $0.46/kW	41.22
RCA	89.6 kW x $0.96/kW	86.02
IRCA	89.6 kW x $0.70/kW	62.72
IRCA based on KWH	33,600 kWH x $0.00227/kWH	76.27
High Peak High Season Demand - 26 days	84.8 kW x $10.00/kW	668.12
High Peak Low Season Demand - 7 days	84.8 kW x $4.75/kW	85.44
High Peak High Season Energy - 26 days	3,529.69697 kWh x $0.05744/kWh	202.75
High Peak Low Season Energy - 7 days	950.30303 kWh x $0.0511/kWh	48.56
High Peak ECA	4,480 kWh x $0.0569/kWh	254.91
High Peak VEA	4,480 kWh x $-0.00515/kWh	-23.07
High Peak CRPSEA	4,480 kWh x $0.00442/kWh	19.80
High Peak VRPSEA	4,480 kWh x $0.01032/kWh	46.23
High Peak Subtotal	***(4,480 kWh x $0.29079/kWh)***	***$1,302.74***
Low Peak High Season Demand - 26 days	78.4 kW x $3.75/kW	231.64
Low Peak Low Season Demand - 7 days	78.4 kW x $0.00/kW	0.00
Low Peak High Season Energy - 26 days	5,042.42424 kWh x $0.05017/kWh	252.98
Low Peak Low Season Energy - 7 days	1,357.57576 kWh x $0.0511/kWh	69.37
Low Peak ECA	6,400 kWh x $0.0569/kWh	364.16
Low Peak VEA	6,400 kWh x $-0.00515/kWh	-32.96
Low Peak CRPSEA	6,400 kWh x $0.00442/kWh	28.29
Low Peak VRPSEA	6,400 kWh x $0.01032/kWh	66.05
Low Peak Subtotal	***(6,400 kWh x $0.15305/kWh)***	***$979.53***
Base High Season Demand - 26 days	72 kW x $0.00/kW	0.00

(Continued on next page)

Los Angeles Department of Water & Power
www.ladwp.com 1-800-499-8840
Hours of operation - 7 am to 6 pm

DEFINITIONS

CRPSEA – (Capped Renewable Portfolio Standard Energy Adjustment) a charge reflecting the costs associated with RPS Operations and Maintenance, RPS debt service, and Energy Efficiency Programs.

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ESA – (Electric Subsidy Adjustment) a charge reflecting the costs of subsidies including senior, disabled, low income, traffic control lighting, and enterprise zone.

RCA – (Incremental Reliability Cost Adjustment) a charge reflecting Operations and Maintenance and debt service related to Power Reliability Program cost and legacy RCA under-collection.

kWh – (kilo-watt-hour) the units in which electric usage is measured. One kWh equals 1000 watts of electricity used for one hour.

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VEA – (Variable Energy Adjustment) a charge reflecting the costs of fuel, non-RPS power purchase agreements, non-RPS economy purchases, legacy ECAF under-collection, and base rate decoupling from energy efficiency impact.

VRPSEA – (Variable Renewable Portfolio Standard Energy Adjustment) a charge reflecting the costs of RPS market purchases and RPS costs above and beyond any Operations and Maintenance and debt service payments.

(Continued from previous page)

Base Low Season Demand - 7 days	72 kW x $0.00/kW	0.00
Base High Season Energy - 26 days	17,900.60606 kWh x $0.02944/kWh	526.99
Base Low Season Energy - 7 days	4,819.39394 kWh x $0.03317/kWh	159.86
Base ECA	22,720 kWh x $0.0569/kWh	1,292.77
Base VEA	22,720 kWh x $-0.00515/kWh	-117.01
Base CRPSEA	22,720 kWh x $0.00442/kWh	100.42
Base VRPSEA	22,720 kWh x $0.01032/kWh	234.47
Base Subtotal	***(22,720 kWh x $0.09672/kWh)***	***$2,197.50***
Subtotal Electric Charges		**$5,254.26**
City of Los Angeles Utility Tax	$5,254.26 x 12.5%	656.78
State Energy Surcharge	33,600 kWh x $0.00029/kWh	9.74
	Total Electric Charges	**$ 5,920.78**

Green Power for a Green LA --LADWP's Green Power program replaces electricity from polluting power plants with energy generated from renewable resources. To learn more and sign up, visit www.ladwp.com/greenpower

Electric Definitions

Demand Charge – a charge related to maximum power measured in kilowatts (kW). It is the highest kW as measured by the meter over a continuous 15 minute interval during the billing period.

Facilities Charge – a charge to recover the cost of transformer and line capacity used in meeting customer's maximum demand as recorded in the last twelve months.

kVarh – (kilo-var-hour) the units in which electric reactive energy usage is measured. One kVarh equals 1000 volt-ampere reactive energy use for one hour.

Minimum Charge – an amount charged if your usage falls below a certain minimum level to cover costs for services provided such as meter reading, billing, postage, etc. when a service charge is not applicable.

Power Factor – the ratio of real Energy (kWh) to reactive energy (kVarh) for a given time period. The Maximum value is 1.0.

Rate Schedule – rates, based on type of use, approved by the Board of Water and Power Commissioners and adopted by the City Council. For a list, visit www.ladwp.com.

RPS – Renewable Portfolio Standard program to increase the use of energy from photovoltaics, wind, biomass, and other renewable sources.

Service Charge – a charge for services provided such as meter reading, billing, postage, etc.

Time-of-Use – Time-of-Use rates are based on the time of day that you use electricity. During the Base hours, when customer use is low, your price will be lower than the standard rate. Prices during Low Peak hours are slightly higher than standard rate. In High Peak hours, the cost to supply energy is the highest, and it will cost more than the standard rate.

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Los Angeles Department of Water & Power

www.ladwp.com

BILL DATE	DATE DUE	Page 1
Jun 26, 2017	Jul 17, 2017	
ACCOUNT NUMBER	**AMOUNT DUE**	
393 910 0000	$ 63.33	

CUSTOMER SERVICE – 7:00 am - 6:00 pm
1-800-499-8840

RANCHO COLD STORAGE INC, 658 MESQUIT ST, LOS ANGELES, CA 90021

Paying Your Bill

AUTOMATIC PAYMENT
Automatically pay from your checking or savings by logging in at *www.ladwp.com/combillpay*

ONLINE
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BY PHONE
Pay from your checking or savings any time by calling 1-877-MYPAYDWP (1-877-697-2939)

BY MAIL
Place your payment stub and your check or money order in the envelope provided with the bill

IN PERSON
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Account Summary

Previous Account Balance		$ 63.33
Payment Received 6/7/17	*Thank you*	-63.33
New Charges		+ 63.33
	Total Amount Due	**$ 63.33**

Summary of New Charges

Details on following pages.

Los Angeles Department of Water and Power Charges			
800-499-8840	Fire Service Charges 5/25/17 - 6/26/17	$63.33	
		Total LADWP Charges	**$ 63.33**

Total New Charges $ 63.33

PLEASE KEEP THIS PORTION FOR YOUR RECORDS. IF PAYING IN PERSON, BRING ENTIRE BILL TO CUSTOMER SERVICE CENTER

Other Important Phone Numbers

HEARING OR SPEECH-IMPAIRED - TTY
1-800-HEAR-DWP(432-7397)

CITY OF LOS ANGELES UTILITY TAX
1-800-215-6277

Correspondence Addresses

Please do not send correspondence with your payment. It may be delayed or lost.

LOS ANGELES DEPT OF WATER & POWER
PO Box 515407
Los Angeles,CA 90051-6707

Customer Service and Payment Information

WHEN TO PAY YOUR BILL

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IF YOU QUESTION YOUR LADWP CHARGES

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Los Angeles Department of Water & Power
www.ladwp.com 1-800-499-8840
Hours of operation - 7 am to 6 pm

Fire Service Charges

SA # : 3939100187

BILLING PERIOD	DAYS	RATE SCHEDULE
5/25/17 - 6/26/17	32	Water Schedule E - Private Fire Service

SERVES
4" FIRE SERVICE

METER NUMBER	CURRENT READ	–	PREVIOUS READ	=	TOTAL USED
00000143-1299193	0		0		0 HCF

Service Availability Charge	63.33
Subtotal Water Charges	**$63.33**

Total Fire Service Charges $ 63.33

There are no Sewer Service Charges on Fire Service



Los Angeles Department of Water & Power

www.ladwp.com

BILL DATE	DATE DUE
Jun 26, 2017	Jul 17, 2017
ACCOUNT NUMBER	**AMOUNT DUE**
384 550 0000	$ 219.24

CUSTOMER SERVICE – 7:00 am - 6:00 pm
1-800-499-8840

RANCHO COLD STORAGE INC, 690 MESQUIT ST, LOS ANGELES, CA 90021

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IN PERSON
Pay at any Customer Service Center. Locations are listed on the back of your payment stub and at *www.ladwp.com/servicecenters*

Account Summary

Previous Account Balance		$ 219.24
Payment Received 6/7/17	*Thank you*	-219.24
New Charges		+ 219.24
	Total Amount Due	**$ 219.24**

Summary of New Charges

Details on following pages.

Los Angeles Department of Water and Power Charges			
800-499-8840	Fire Service Charges 5/25/17 - 6/26/17	$219.24	
	Total LADWP Charges		**$ 219.24**
	Total New Charges		**$ 219.24**

PLEASE KEEP THIS PORTION FOR YOUR RECORDS IF PAYING IN PERSON BRING ENTIRE BILL TO CUSTOMER SERVICE CENTER

Other Important Phone Numbers

HEARING OR SPEECH-IMPAIRED - TTY
1-800-HEAR-DWP(432-7397)

CITY OF LOS ANGELES UTILITY TAX
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Los Angeles,CA 90051-6707

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Los Angeles Department of Water & Power
www.ladwp.com 1-800-499-8840
Hours of operation - 7 am to 6 pm

Fire Service Charges

SA # : 3845500511

BILLING PERIOD	DAYS	RATE SCHEDULE
5/25/17 - 6/26/17	32	Water Schedule E - Private Fire Service

SERVES
8" FIRE SERVICE

METER NUMBER	CURRENT READ	–	PREVIOUS READ	=	TOTAL USED
00001233-515369	0		0		0 HCF

Service Availability Charge	219.24
Subtotal Water Charges	**$219.24**

Total Fire Service Charges $ 219.24

There are no Sewer Service Charges on Fire Service.



Los Angeles Department of Water & Power

www.ladwp.com

BILL DATE	DATE DUE
Jun 26, 2017	Jul 17, 2017
ACCOUNT NUMBER	**AMOUNT DUE**
322 391 0704	$ 241.50

CUSTOMER SERVICE – 7:00 am - 6:00 pm
1-800-499-8840

RANCHO COLD STORAGE INC, 670 MESQUIT ST, LOS ANGELES, CA 90021

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BY PHONE
Pay from your checking or savings any time by calling 1-877-MYPAYDWP (1-877-697-2939)

BY MAIL
Place your payment stub and your check or money order in the envelope provided with the bill.

IN PERSON
Pay at any Customer Service Center. Locations are listed on the back of your payment stub and at *www.ladwp.com/servicecenters*

Account Summary

Previous Account Balance		$ 241.50
Payment Received 6/7/17	*Thank you*	-241.50
New Charges		+ 241.50
	Total Amount Due	**$ 241.50**

Summary of New Charges

Details on following pages.

Los Angeles Department of Water and Power Charges		
800-499-8840	Area Lighting Charges	$241.50
	Total LADWP Charges	**$ 241.50**
	Total New Charges	**$ 241.50**

PLEASE KEEP THIS PORTION FOR YOUR RECORDS. IF PAYING IN PERSON, BRING ENTIRE BILL TO CUSTOMER SERVICE CENTER

Other Important Phone Numbers

HEARING OR SPEECH-IMPAIRED - TTY
1-800-HEAR-DWP(432-7397)

CITY OF LOS ANGELES UTILITY TAX
1-800-215-6277

Correspondence Addresses

Please do not send correspondence with your payment. It may be delayed or lost.

LOS ANGELES DEPT OF WATER & POWER
PO Box 515407
Los Angeles,CA 90051-6707

Customer Service and Payment Information

WHEN TO PAY YOUR BILL

Your bill is due and payable on presentation and shall become delinquent nineteen days after the date of presentation. The payment due on your bill applies to the current charges only and does not extend the due date on any unpaid previous balance. Current City of Los Angeles policy provides for notification ten (10) days prior to discontinuance of service for nonpayment.

LATE PAYMENT CHARGE

A Late Payment Charge amounting to an 18% annual rate, computed on a daily basis, may be assessed on electric and water balances that are not paid by the due date. The charge is made for each day of the billing period shown on the current bill. Service may be discontinued for nonpayment.

IF YOU QUESTION YOUR LADWP CHARGES

Please contact a representative by calling the Customer Service Telephone Number or by going into any of the Department of Water and Power Customer Service Centers listed on the back of your payment stub or email us using our Customer Service form at www.ladwp.com/contactus. After receiving an explanation, you may ask for more information from a supervisor. If you still disagree with the charges, you have a right to a management-level review. To ask for a management-level review, send a written request to: LADWP Customer Relations Office, P.O. Box 51111, Los Angeles, CA 90051-0100. You must pay the undisputed portion of the bill within 7 days of the request for a management-level review. Your account will be reviewed and you will be informed of the result.

ELECTRONIC CHECK CONVERSION

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Los Angeles Department of Water & Power
www.ladwp.com 1-800-499-8840
Hours of operation - 7 am to 6 pm

DEFINITIONS

Electric Subsidy Adjustment – a charge, based on usage, to help cover costs of special customer subsidies including senior, disabled and low income.

Energy Cost Adjustment – an adjustment that reflects the variations in what LADWP pays for the energy they deliver to customers.

kWh – (kilowatt-hours) the units in which electric meters measure usage. 1 kWh equals 1000 watts of electricity supplied for one hour.

Reliability Cost Adjustment – an amount reflecting the costs to support additional capital investments needed to improve reliability in areas of power distribution, transmission and generation infrastructures.

Service Charge – a charge for non-measured services provided (meter reading, billing, postage, etc.)

Area Lighting Charges

SA # : 3223910222

BILLING PERIOD 5/25/17 - 6/26/17
DAYS 32
RATE SCHEDULE Outdoor Area Lighting Service and OAL[i]

Type of Light	Number	Start Date	End Date
OAL DH Metal Halide 250W	1 lamp	5/26/17	6/26/17

OAL DH Metal Halide 250W	$18.25/lamp 1 lamp(s) x per month	18.25

Total Area Lighting Charges $ 18.25

Area Lighting Charges

SA # : 3223910312

BILLING PERIOD 5/25/17 - 6/26/17
DAYS 32
RATE SCHEDULE Outdoor Area Lighting Service and OAL[i]

Type of Light	Number	Start Date	End Date
OAL DH Metal Halide 1000W	3 lamps	5/26/17	6/26/17

OAL DH Metal Halide 1000W	$36.25/lamp 3 lamp(s) x per month	108.75

Total Area Lighting Charges $ 108.75

Area Lighting Charges

SA # : 3223910708

BILLING PERIOD 5/25/17 - 6/26/17
DAYS 32
RATE SCHEDULE Outdoor Area Lighting Service and OAL[i]

Type of Light	Number	Start Date	End Date
OAL DH Metal Halide 1000W	2 lamps	5/26/17	6/26/17

OAL DH Metal Halide 1000W	$36.25/lamp 2 lamp(s) x per month	72.50

Total Area Lighting Charges $ 72.50

Area Lighting Charges

SA # : 3223910840

BILLING PERIOD 5/25/17 - 6/26/17
DAYS 32
RATE SCHEDULE Outdoor Area Lighting Service and OAL[i]

Type of Light	Number	Start Date	End Date
OAL DH Metal Halide 400W	2 lamps	5/26/17	6/26/17

OAL DH Metal Halide 400W	$21.00/lamp 2 lamp(s) x per month	42.00

Total Area Lighting Charges $ 42.00



Los Angeles Department of Water & Power

www.ladwp.com

BILL DATE
Jun 26, 2017

ACCOUNT NUMBER
893 910 0000

DATE DUE
No Payment Due

AMOUNT DUE
$ 0.00

CUSTOMER SERVICE – 7:00 am - 6:00 pm
1-800-499-8840

Paying Your Bill

AUTOMATIC PAYMENT
Automatically pay from your checking or savings by logging in at *www.ladwp.com/combillpay*

ONLINE
Pay from your checking or savings any time by logging in at *www.ladwp.com/myaccount*

BY PHONE
Pay from your checking or savings any time by calling 1-877-MYPAYDWP (1-877-697-2939)

BY MAIL
Place your payment stub and your check or money order in the envelope provided with the bill

IN PERSON
Pay at any Customer Service Center. Locations are listed on the back of your payment stub and at *www.ladwp.com/servicecenters*

Account Summary

Previous Account Balance		$ 26,024.58
Payment Received 6/15/17	*Thank you*	-26,024.58
Total Amount Due		**$ 0.00**

Total New Charges **$ 0.00**

PLEASE KEEP THIS PORTION FOR YOUR RECORDS. IF PAYING IN PERSON, BRING ENTIRE BILL TO CUSTOMER SERVICE CENTER

Los Angeles Department of Water & Power

P O Box 30808 • Los Angeles CA 90030-0808

THIS IS YOUR BILL

ELECTRONIC SERVICE REQUESTED

6923 1 AV 0.373 06923 / 7443
RANCHO COLD STORAGE INC
670 MESQUIT ST
LOS ANGELES CA 90021-1306

For paperless billing, go to www.ladwp.com/myaccount

ACCOUNT NUMBER
893 910 0000

NO PAYMENT DUE

No payment is due at this time.

8939100000000000000000000

Other Important Phone Numbers

HEARING OR SPEECH-IMPAIRED - TTY
1-800-HEAR-DWP(432-7397)

CITY OF LOS ANGELES UTILITY TAX
1-800-215-6277

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LOS ANGELES DEPT OF WATER & POWER
PO Box 515407
Los Angeles,CA 90051-6707

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WHERE TO PAY YOUR BILL

All LADWP Customer Service Centers below are open Mon-Fri, except holidays, from 9:00 am to 5:00 pm. After hours payment depositories are located at all offices.

BISHOP
Main Office ..... 300 Mandich Street

METROPOLITAN LOS ANGELES
Main Office ..... 111 N. Hope St.
Boyle Heights ..... 919 S. Soto St., #10
Central ..... 4619 S. Central Ave
Crenshaw-Baldwin Hills ..... 4030 Crenshaw Blvd
Hollywood ..... 6547-B Sunset Blvd
(entrance on Schrader Blvd.)
Lincoln Heights ..... 2417 Daly St.
Olauson-Vermont ..... 5928 S. Vermont Ave
Watts ..... 1686 E. 103rd St

HARBOR AREA
San Pedro ..... 535 W. 9th St.
Wilmington ..... 931 N. Avalon Blvd

SAN FERNANDO VALLEY
Canoga Park ..... 7229 Winnetka Ave.
Mission Hills ..... 11100 Sepulveda Blvd., #3
Van Nuys ..... 6550 Van Nuys Blvd.

WEST LOS ANGELES
West Los Angeles ..... 1394 S. Sepulveda Blvd.

PRINTED ON RECYCLED PAPER

Los Angeles Department of Water & Power

www.ladwp.com

BILL DATE	DATE DUE
Jul 26, 2017	Aug 14, 2017
ACCOUNT NUMBER	**AMOUNT DUE**
551 671 0000	$ 1,143.05

CUSTOMER SERVICE – 7:00 am - 6:00 pm
1-800-499-8840

RANCHO COLD STORAGE INC, 685 MESQUIT ST, LOS ANGELES, CA 90021

PAST DUE REMINDER Your bill includes a past due amount, which is due now. If you have recently made your payment, thank you.

Paying Your Bill

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Account Summary

Pd 7-28 Ck# 45690

Previous Account Balance		$ 216.26
Payment Received	*No payment received*	- .00
Past Due Balance	**Due Now**	**$ 216.26**
New Charges		+ 926.79
	Total Amount Due	**$ 1,143.05**

Summary of New Charges

Details on following pages.

Los Angeles Department of Water and Power Charges			
800-499-8840	Electric Charges 6/26/17 - 7/25/17 4,000 kWh	$762.73	
	Water Charges 6/26/17 - 7/25/17 5 HCF	$27.84	
	Fire Service Charges 6/28/17 - 7/26/17	$113.96	
	Total LADWP Charges		**$ 904.53**

LADWP provides billing services for the Bureau of Sanitation. All money collected for the services listed in the City of Los Angeles Bureau of Sanitation Charges section is forwarded to them.

City of Los Angeles Bureau of Sanitation Charges			
800-773-2489	Sewer Charges 6/26/17 - 7/25/17	$22.26	
	Total Sanitation Charges		**$ 22.26**

Total New Charges $ 926.79

PLEASE KEEP THIS PORTION FOR YOUR RECORDS. IF PAYING IN PERSON, BRING ENTIRE BILL TO CUSTOMER SERVICE CENTER.

Other Important Phone Numbers

HEARING OR SPEECH-IMPAIRED - TTY
1-800-HEAR-DWP(432-7397)

CITY OF LOS ANGELES UTILITY TAX
1-800-215-6277

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PO Box 515407
Los Angeles,CA 90051-6707

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Los Angeles Department of Water & Power
www.ladwp.com 1-800-499-8840
Hours of operation - 7 am to 6 pm

DEFINITIONS

CRPSEA – (Capped Renewable Portfolio Standard Energy Adjustment) a charge reflecting the costs associated with RPS Operations and Maintenance, RPS debt service, and Energy Efficiency Programs.

ECA – (Energy Cost Adjustment) an adjustment that reflects the variations of fuel, energy and other associated costs.

ESA – (Electric Subsidy Adjustment) a charge reflecting the costs of subsidies including senior, disabled, low income, traffic control lighting, and enterprise zone.

IRCA – (Incremental Reliability Cost Adjustment) a charge reflecting Operations and Maintenance and debt service related to Power Reliability Program cost and legacy RCA under-collection.

kWh – (kilo-watt-hour) the units in which electric usage is measured. One kWh equals 1000 watts of electricity used for one hour.

RCA – (Reliability Cost Adjustment) a charge reflecting the costs to support additional capital investments needed to improve reliability in areas of power distribution, transmission and generation infrastructure.

VEA – (Variable Energy Adjustment) a charge reflecting the costs of fuel, non-RPS power purchase agreements, non-RPS economy purchases, legacy ECAF under-collection, and base rate decoupling from energy efficiency impact.

VRPSEA – (Variable Renewable Portfolio Standard Energy Adjustment) a charge reflecting the costs of RPS market purchases and RPS costs above and beyond any Operations and Maintenance and debt service payments.

Electric Charges

SA # : 5516710929

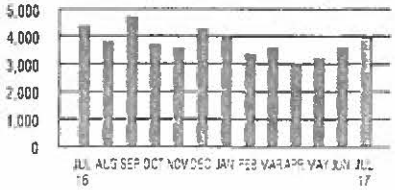
BILLING PERIOD 6/26/17 - 7/25/17
DAYS 29

RATE SCHEDULE
A-1 and A-1[i] Small General Electric - Rate A Standard Service

NEXT SCHEDULED READ DATE
8/23/17

METER NUMBER
M00019-00060271

USAGE HISTORY *(Total kWh)*



	Prev Yr	Jul 17
Total kWh used	4,400	4,000
Average daily kWh	138	138
Days in billing period	32	29
Your average daily cost of electricity		$26.30
Highest Demand in last 12 months		11.6 kW

DESCRIPTION	CURRENT READ	–	PREVIOUS READ	x	MULTIPLIER	=	TOTAL USED
Demand kW	0.27				40		10.8 kW
Energy kWh	18227 *ESTIMATED*		18127		40		4000 kWh

Service Charge		7.00
Facilities Charge	11.6 kW x $5.36/kW	62.18
ESA	11.6 kW x $0.46/kW	5.34
RCA	11.6 kW x $0.96/kW	11.14
IRCA - 4 days	11.6 kW x $0.70/kW	1.12
IRCA - 25 days	11.6 kW x $0.99/kW	9.90
IRCA based on KWH - 4 days	551.72414 kWH x $0.00227/kWH	1.25
IRCA based on KWH - 25 days	3,448.27586 kWH x $0.0003/kWH	1.03
Energy Charge High Season - 4 days	551.72414 kWh x $0.0787/kWh	43.42
Energy Charge High Season - 25 days	3,448.27586 kWh x $0.07909/kWh	272.72
ECA	4,000 kWh x $0.0569/kWh	227.60
VEA - 4 days	551.72414 kWh x $-0.00515/kWh	-2.84
VEA - 25 days	3,448.27586 kWh x $-0.00779/kWh	-26.86
CRPSEA - 4 days	551.72414 kWh x $0.00442/kWh	2.44
CRPSEA - 25 days	3,448.27586 kWh x $0.00436/kWh	15.03
VRPSEA - 4 days	551.72414 kWh x $0.01032/kWh	5.69
VRPSEA - 25 days	3,448.27586 kWh x $0.01183/kWh	40.79
Subtotal Electric Charges		**$676.95**
City of Los Angeles Utility Tax	$676.95 x 12.5%	84.62
State Energy Surcharge	4,000 kWh x $0.00029/kWh	1.16
	Total Electric Charges	**$ 762.73**

Green Power for a Green LA--LADWP's Green Power program replaces electricity from polluting power plants with energy generated from renewable resources. To learn more and sign up, visit www.ladwp.com/greenpower

Los Angeles Department of Water & Power
www.ladwp.com 1-800-499-8840
Hours of operation - 7 am to 6 pm

DEFINITIONS

HCF – (Hundred Cubic Feet) the units in which water usage is measured. One HCF equals 748 gallons.

Rate Schedule – rates, based on type of use, approved by the Board of Water and Power Commissioners and adopted by the City Council. For a list, visit www.ladwp.com

Tier (Commercial) – One of two usage ranges used in a pricing method that provides an incentive to conserve water. The first usage range (Winter Tier 1 allotment) is based on average consumption for the preceding Dec. - Mar. Any usage over the Tier 1 allotment is billed at a higher rate (Tier 2). During the High Season months (June 1 - Sept. 30), Tier 1 allotment shall be 105% of Winter Tier 1 allotment. Shortage year water rates no longer apply.

Water Charges

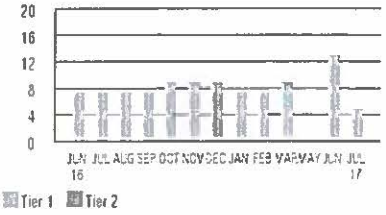
SA # : 5516710932

BILLING PERIOD 6/26/17 - 7/25/17 **DAYS** 29

RATE SCHEDULE
Water Schedule C - Comm, Ind, Govt and Temp Service

NEXT SCHEDULED READ DATE
8/23/17

USAGE HISTORY *(Total HCF)*



	Prev Yr	Jul 17
Total HCF used	8	5
Average daily gallons	187	129
Days in billing period	32	29
Your average daily cost of water		$0.96
Your average cost per gallon of water		$0.01

1 Hundred Cubic Feet (HCF) = 748 Gallons

METER NUMBER	CURRENT READ	–	PREVIOUS READ	=	TOTAL USED
96169603	422		417		5 HCF

BILLING PERIOD 6/27/17 - 6/30/17 **DAYS** 4 **RATE SCHEDULE** Water Schedule C - Comm, Ind, Govt and Temp Service

Tier 1 Water	0.68966 HCF x $5.74196/HCF	3.96
Subtotal Water Charges		**$3.96**
Water Charges 6/27/17 - 6/30/17 (4 Days)		**$3.96**

BILLING PERIOD 7/1/17 - 7/25/17 **DAYS** 25 **RATE SCHEDULE** Water Schedule C - Comm, Ind, Govt and Temp Service

Tier 1 Water	4.31035 HCF x $5.54015/HCF	23.88
Subtotal Water Charges		**$23.88**
Water Charges 7/1/17 - 7/25/17 (25 Days)		**$23.88**

Total Water Charges $ 27.84

July - December 2017 Biannual Notice of Change in LADWP WATER RATES

julio - diciembre 2017 Aviso bianual de cambio a las TARIFAS DE AGUA DE LADWP

This notice is to inform you of the expected biannual water rate adjustments authorized by the Water Rate Ordinance for the City of Los Angeles that reflect the cost of buying water from the Metropolitan Water District (MWD) and executing other water projects and programs. These factors will become effective July 1, 2017. Individual rate adjustments will be an increase or decrease, as shown below. More information about LADWP's water rates can be found on the Department website at www.ladwp.com/waterrates.

The factors below are per Hundred Cubic Feet (HCF) of water used.
One HCF equals 748 gallons.

Este aviso es para informarle del ajuste bianual a las tarifas de agua autorizados por la Ordenanza de la Tarifa de Agua de la Ciudad de Los Angeles que reflejan el costo de comprar agua del Metropolitan Water District (MWD) y para otros proyectos y programas de agua. Estos factores tomaran vigencia a partir del 1º de julio, 2017. Ajustes de tarifa individuales aumentarán o disminuirán en la muestra a continuación. una reduccion, como demostrado debajo. Más información sobre las tarifas de agua de LADWP está disponible en el sitio Web del departamento: www.ladwp.com/waterrates.

Las tarifas debajo son por unidades de cièn pies cúbicos (HCF, por sus siglas en inglés) de agua usada. Un HCF es igual a 748 galones.

Water Rate Adjustment Factors	Factores de Ajustes de Tarifas de Agua	Jan - Jun 2017 ene - jun 2017	Increase (Decrease) from Previous Quarter Aumento (Reducir) del Trimestre Previo	Jul - Dec 2017 jul - dic 2017
Water Supply Cost Adjustment Factor Tier 1	Ajuste al Costo de Suministro de Agua Nivel 1	$ 1.525	($ 0.404)	$ 1.121
Water Supply Cost Adjustment Factor Tier 2	Ajuste al Costo de Suministro de Agua Nivel 2	$ 2.974	($ 0.223)	$ 2.751
Water Supply Cost Adjustment Factor Tier 3	Ajuste al Costo de Suministro de Agua Nivel 3	$ 3.093	$ 1.168	$ 4.261
Water Supply Cost Adjustment Factor Tier 4	Ajuste al Costo de Suministro de Agua Nivel 4	$ 3.093	$ 1.267	$ 4.360
Water Quality Improvement	Mejoras de Calidad de Agua	$ 1.376	($ 0.106)	$ 1.270
Owens Valley Regulatory	Regulador de Owens Valley	$ 0.297	($ 0.024)	$ 0.273
Water Infrastructure	Infraestructura de Agua	$ 0.351	$ 0.121	$ 0.472
Base Rate Revenue Target Adjustment Factor	Ajuste de Objetivo Básico de Ingresos			
Schedule A	Calendario A	$ 0.235	$ 0.000	$ 0.235
Schedule B	Calendario B	$ 0.339	$ 0.000	$ 0.339
Schedule Other	Calendario Otro	$ 0.105	$ 0.000	$ 0.105
Low-Income Subsidy	Subsidio para Clientes de Bajos Recursos	$ 0.135	($ 0.015)	$ 0.120
Water Expense Stabilization	Estabilización del Costo de Agua	$ 0.181	$ 0.000	$ 0.181

For the year beginning January 1, 2017 and ending December 31, 2017, Outside City Surcharge will be $0.000, a decrease of $0.441 from the January 2016 - December 2016 surcharge of $0.441.

Para el año empezando el 1 de enero de 2017 y terminando el 31 de diciembre, de Recargo Fuera de la Ciudad será $0.000, una reducción de $0.441 del recargo de enero 2016 a diciembre 2016 de $0.441

Los Angeles Department of Water & Power
www.ladwp.com 1-800-499-8840
Hours of operation - 7 am to 6 pm

Fire Service Charges

SA # : 5516710931

BILLING PERIOD	DAYS	RATE SCHEDULE
6/28/17 - 7/26/17	28	Water Schedule E - Private Fire Service

SERVES
6" FIRE SERVICE

METER NUMBER	CURRENT READ	PREVIOUS READ	TOTAL USED
03987680-1032788	0	0	0 HCF

Service Availability Charge - 2 days	8.00
Service Availability Charge - 26 days	105.96
Subtotal Water Charges	**$113.96**

Total Fire Service Charges $ 113.96

There are no Sewer Service Charges on Fire Service

LA Environment SANITATION
CITY OF LOS ANGELES

www.lacitysan.org 1-800-773-2489
Hours of operation - 24/7

DEFINITIONS

Low Income Sewer Surcharge - an amount charged to each customer to help cover the costs of providing sewer service subsidies to low income customers, required by state and federal law.

Sewer Service Charge - (SSC) a charge for use of the sewer system, to cover the costs of constructing and maintaining wastewater facilities such as sewers and sewage treatment plants, and for treating sewage.

Sewer Charges

SA # : 5516710930

BILLING PERIOD	DAYS	SEWER RATE SCHEDULE
6/26/17 - 7/25/17	29	Sewer Service Charge - Multi Dwell and Commercial

BILLING PERIOD	DAYS	RATE SCHEDULE
6/27/17 - 6/30/17	4	Sewer Service Charge - Multi Dwell and Commercial

Sewer Service Charge - 4 days	0.64138 HCF x $4.51/HCF	2.89
Sewer Service Low Income Surcharge		0.02
Sewer Charges 6/27/17 - 6/30/17 (4 Days)		**$2.91**

BILLING PERIOD	DAYS	RATE SCHEDULE
7/1/17 - 7/25/17	25	Sewer Service Charge - Multi Dwell and Commercial

Sewer Service Charge - 25 days	4.00862 HCF x $4.80/HCF	19.24
Sewer Service Low Income Surcharge		0.11
Sewer Charges 7/1/17 - 7/25/17 (25 Days)		**$19.35**
	Total Sewer Charges	**$ 22.26**

Electric Definitions

Demand Charge – a charge related to maximum power measured in kilowatts (kW). It is the highest kW as measured by the meter over a continuous 15 minute interval during the billing period.

Facilities Charge – a charge to recover the cost of transformer and line capacity used in meeting customer's maximum demand as recorded in the last twelve months.

kVarh – (kilo-var-hour) the units in which electric reactive energy usage is measured. One kVarh equals 1000 volt-ampere reactive energy use for one hour.

Minimum Charge – an amount charged if your usage falls below a certain minimum level to cover costs for services provided such as meter reading, billing, postage, etc. when a service charge is not applicable.

Power Factor – the ratio of real Energy (kWh) to reactive energy (kVarh) for a given time period. The Maximum value is 1.0.

Rate Schedule – rates, based on type of use, approved by the Board of Water and Power Commissioners and adopted by the City Council. For a list, visit www.ladwp.com.

RPS – Renewable Portfolio Standard program to increase the use of energy from photovoltaics, wind, biomass, and other renewable sources.

Service Charge – a charge for services provided such as meter reading, billing, postage, etc.

Time-of-Use – Time-of-Use rates are based on the time of day that you use electricity. During the Base hours, when customer use is low, your price will be lower than the standard rate. Prices during Low Peak hours are slightly higher than standard rate. In High Peak hours, the cost to supply energy is the highest, and it will cost more than the standard rate.

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CUSTOMER SERVICE – 7:00 am - 6:00 pm
1-800-499-8840

RANCHO COLD STORAGE INC, 658 MESQUIT ST, LOS ANGELES, CA 90021

Paying Your Bill

AUTOMATIC PAYMENT
Automatically pay from your checking or savings by logging in at *www.ladwp.com/combillpay*

ONLINE
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BY PHONE
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BY MAIL
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IN PERSON
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Account Summary

Previous Account Balance		$ 451.14
Payment Received 7/7/17	*Thank you*	-451.14
New Charges		+ 452.27
	Total Amount Due	**$ 452.27**

Summary of New Charges

Details on following pages.

Los Angeles Department of Water and Power Charges

800-499-8840

Water Charges	6/26/17 - 7/25/17	62 HCF	$345.42
		Total LADWP Charges	**$ 345.42**

LADWP provides billing services for the Bureau of Sanitation. All money collected for the services listed in the City of Los Angeles Bureau of Sanitation Charges section is forwarded to them.

City of Los Angeles Bureau of Sanitation Charges

800-773-2489

Sewer Charges	6/26/17 - 7/25/17		$106.85
		Total Sanitation Charges	**$ 106.85**

Total New Charges $ 452.27

PLEASE KEEP THIS PORTION FOR YOUR RECORDS. IF PAYING IN PERSON, BRING ENTIRE BILL TO CUSTOMER SERVICE CENTER

Other Important Phone Numbers

HEARING OR SPEECH-IMPAIRED - TTY
1-800-HEAR-DWP(432-7397)

CITY OF LOS ANGELES UTILITY TAX
1-800-215-6277

Correspondence Addresses

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LOS ANGELES DEPT OF WATER & POWER
PO Box 515407
Los Angeles,CA 90051-6707

Customer Service and Payment Information

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Los Angeles Department of Water & Power
www.ladwp.com 1-800-499-8840
Hours of operation - 7 am to 6 pm

DEFINITIONS

HCF – (Hundred Cubic Feet) the units in which water usage is measured. One HCF equals 748 gallons.

Rate Schedule – rates, based on type of use, approved by the Board of Water and Power Commissioners and adopted by the City Council. For a list, visit www.ladwp.com

Tier (Commercial) – One of two usage ranges used in a pricing method that provides an incentive to conserve water. The first usage range (Winter Tier 1 allotment) is based on average consumption for the preceding Dec. - Mar. Any usage over the Tier 1 allotment is billed at a higher rate (Tier 2). During the High Season months (June 1 - Sept 30), Tier 1 allotment shall be 105% of Winter Tier 1 allotment. Shortage year water rates no longer apply.

Water Charges

BILLING PERIOD 6/26/17 - 7/25/17 **DAYS** 29

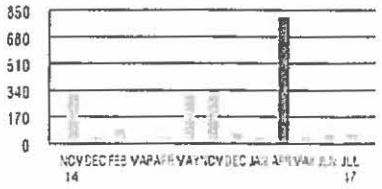
RATE SCHEDULE
Water Schedule C - Comm, Ind, Govt and Temp Service

NEXT SCHEDULED READ DATE
8/23/17

SERVES
SM DIAL COM'L BLDG

SA # : 5939100574

USAGE HISTORY *(Total HCF)*



*Tier usage detail unavailable due to rate changes in effect

	Prev Yr	Jul 17
Total HCF used	806	62
Average daily gallons	1328	1599
Days in billing period	454	29
Your average daily cost of water		$11.91
Your average cost per gallon of water		$0.01

1 Hundred Cubic Feet (HCF) = 748 Gallons

METER NUMBER	DESCRIPTION	CURRENT READ	–	PREVIOUS READ	=	TOTAL USED
96120718	SMALL	974		912		62 HCF
96120718	LARGE	0		0		0 HCF

BILLING PERIOD	DAYS	RATE SCHEDULE
6/27/17 - 6/30/17	4	Water Schedule C - Comm, Ind, Govt and Temp Service

Tier 1 Water	8.55172 HCF x $5.76141/HCF	49.27
Subtotal Water Charges		**$49.27**
Water Charges 6/27/17 - 6/30/17 (4 Days)		**$49.27**

BILLING PERIOD	DAYS	RATE SCHEDULE
7/1/17 - 7/25/17	25	Water Schedule C - Comm, Ind, Govt and Temp Service

Tier 1 Water	53.44828 HCF x $5.54087/HCF	296.15
Subtotal Water Charges		**$296.15**
Water Charges 7/1/17 - 7/25/17 (25 Days)		**$296.15**

Total Water Charges $ 345.42

July - December 2017 Biannual Notice of Change in LADWP WATER RATES

julio - diciembre 2017 Aviso bianual de cambio a las TARIFAS DE AGUA DE LADWP

This notice is to inform you of the expected biannual water rate adjustments authorized by the Water Rate Ordinance for the City of Los Angeles that reflect the cost of buying water from the Metropolitan Water District (MWD) and executing other water projects and programs. These factors will become effective July 1, 2017. Individual rate adjustments will be an increase or decrease, as shown below. More information about LADWP's water rates can be found on the Department website at www.ladwp.com/waterrates.

Este aviso es para informarle del ajuste bianual a las tarifas de agua autorizados por la Ordenanza de la Tarifa de Agua de la Ciudad de Los Angeles que reflejan el costo de comprar agua del Metropolitan Water District (MWD) y para otros proyectos y programas de agua. Estos factores tomaran vigencia a partir del 1ro de julio, 2017. Ajustes de tarifa individuales aumentarán o disminuirán en la muestra a continuación. una reduccion, como demostrado debajo. Más información sobre las tarifas de agua de LADWP está disponible en el sitio Web del departamento: www.ladwp.com/waterrates.

The factors below are per Hundred Cubic Feet (HCF) of water used.
One HCF equals 748 gallons.

Las tarifas debajo son por unidades de cien pies cúbicos (HCF, por sus siglas en inglés) de agua usada. Un HCF es igual a 748 galones.

Water Rate Adjustment Factors	Factores de Ajustes de Tarifas de Agua	Jan - Jun 2017 ene - jun 2017	Increase (Decrease) from Previous Quarter Aumento (Reducir) del Trimestre Previo	Jul - Dec 2017 jul - dic 2017
Water Supply Cost Adjustment Factor Tier 1	Ajuste al Costo de Suministro de Agua Nivel 1	$ 1.525	($ 0.404)	$ 1.121
Water Supply Cost Adjustment Factor Tier 2	Ajuste al Costo de Suministro de Agua Nivel 2	$ 2.974	($ 0.223)	$ 2.751
Water Supply Cost Adjustment Factor Tier 3	Ajuste al Costo de Suministro de Agua Nivel 3	$ 3.093	$ 1.168	$ 4.261
Water Supply Cost Adjustment Factor Tier 4	Ajuste al Costo de Suministro de Agua Nivel 4	$ 3.093	$ 1.267	$ 4.360
Water Quality Improvement	Mejoras de Calidad de Agua	$ 1.376	($ 0.106)	$ 1.270
Owens Valley Regulatory	Regulador de Owens Valley	$ 0.297	($ 0.024)	$ 0.273
Water Infrastructure	Infraestructura de Agua	$ 0.351	$ 0.121	$ 0.472
Base Rate Revenue Target Adjustment Factor	Ajuste de Objetivo Básico de Ingresos			
Schedule A	Calendario A	$ 0.235	$ 0.000	$ 0.235
Schedule B	Calendario B	$ 0.339	$ 0.000	$ 0.339
Schedule Other	Calendario Otro	$ 0.105	$ 0.000	$ 0.105
Low-Income Subsidy	Subsidio para Clientes de Bajos Recursos	$ 0.135	($ 0.015)	$ 0.120
Water Expense Stabilization	Estabilización del Costo de Agua	$ 0.181	$ 0.000	$ 0.181

For the year beginning January 1, 2017 and ending December 31, 2017, Outside City Surcharge will be $0.000, a decrease of $0.441 from the January 2016 - December 2016 surcharge of $0.441.

Para el año empezando el 1 de enero de 2017 y terminando el 31 de diciembre, de Recargo Fuera de la Ciudad será $0.000, una reducción de $0.441 del recargo de enero 2016 a diciembre 2016 de $0.441

www.lacitysan.org 1-800-773-2489
Hours of operation - 24/7

DEFINITIONS

Low Income Sewer Surcharge - an amount charged to each customer to help cover the costs of providing sewer service subsidies to low income customers, required by state and federal law.

Sewer Service Charge - (SSC) a charge for use of the sewer system, to cover the costs of constructing and maintaining wastewater facilities such as sewers and sewage treatment plants, and for treating sewage.

Sewer Charges

SA # : 5939100573

BILLING PERIOD	DAYS	SEWER RATE SCHEDULE
6/26/17 - 7/25/17	29	Sewer Service Charge - Multi Dwell and Commercial

BILLING PERIOD	DAYS	RATE SCHEDULE
6/27/17 - 6/30/17	4	Sewer Service Charge - Multi Dwell and Commercial

Sewer Service Charge - 4 days	3.07862 HCF x $4.51/HCF	13.88
Sewer Service Low Income Surcharge		0.08
Sewer Charges 6/27/17 - 6/30/17 (4 Days)		**$13.96**

BILLING PERIOD	DAYS	RATE SCHEDULE
7/1/17 - 7/25/17	25	Sewer Service Charge - Multi Dwell and Commercial

Sewer Service Charge - 25 days	19.24138 HCF x $4.80/HCF	92.36
Sewer Service Low Income Surcharge		0.53
Sewer Charges 7/1/17 - 7/25/17 (25 Days)		**$92.89**

Total Sewer Charges $ 106.85

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Los Angeles Department of Water & Power

www.ladwp.com

BILL DATE
Jul 26, 2017

ACCOUNT NUMBER
493 910 0000

DATE DUE
Aug 14, 2017

AMOUNT DUE
$ 1,361.26

CUSTOMER SERVICE – 7:00 am - 6:00 pm
1-800-499-8840

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Account Summary

Previous Account Balance		$ 1,437.69
Payment Received 7/7/17	*Thank you*	-1,437.69
New Charges		+ 1,361.26
	Total Amount Due	**$ 1,361.26**

Summary of New Charges

Details on following pages.

Los Angeles Department of Water and Power Charges				
800-499-8840	Electric Charges	6/26/17 - 7/25/17	7,266 kWh	$1,361.26
			Total LADWP Charges	**$ 1,361.26**

Total New Charges **$ 1,361.26**

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Other Important Phone Numbers

HEARING OR SPEECH-IMPAIRED - TTY
1-800-HEAR-DWP(432-7397)

CITY OF LOS ANGELES UTILITY TAX
1-800-215-6277

Correspondence Addresses

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LOS ANGELES DEPT OF WATER & POWER
PO Box 515407
Los Angeles,CA 90051-6707

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Los Angeles Department of Water & Power
www.ladwp.com 1-800-499-8840
Hours of operation - 7 am to 6 pm

DEFINITIONS

CRPSEA – (Capped Renewable Portfolio Standard Energy Adjustment) a charge reflecting the costs associated with RPS Operations and Maintenance, RPS debt service, and Energy Efficiency Programs.

ECA – (Energy Cost Adjustment) an adjustment that reflects the variations of fuel, energy and other associated costs.

ESA – (Electric Subsidy Adjustment) a charge reflecting the costs of subsidies including senior, disabled, low income, traffic control lighting, and enterprise zone.

IRCA – (Incremental Reliability Cost Adjustment) a charge reflecting Operations and Maintenance and debt service related to Power Reliability Program cost and legacy RCA under-collection.

kWh – (kilo-watt-hour) the units in which electric usage is measured. One kWh equals 1000 watts of electricity used for one hour.

RCA – (Reliability Cost Adjustment) a charge reflecting the costs to support additional capital investments needed to improve reliability in areas of power distribution, transmission and generation infrastructure.

VEA – (Variable Energy Adjustment) a charge reflecting the costs of fuel, non-RPS power purchase agreements, non-RPS economy purchases, legacy ECAF under-collection, and base rate decoupling from energy efficiency impact.

VRPSEA – (Variable Renewable Portfolio Standard Energy Adjustment) a charge reflecting the costs of RPS market purchases and RPS costs above and beyond any Operations and Maintenance and debt service payments.

Electric Charges

SA # : 4939100550

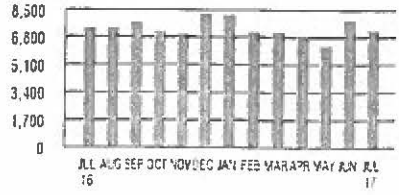
BILLING PERIOD 6/26/17 - 7/25/17
DAYS 29

RATE SCHEDULE
A-1 and A-1 [i] Small General Electric - Rate A Standard Service

NEXT SCHEDULED READ DATE
8/23/17

METER NUMBER
M00009-00977696

USAGE HISTORY *(Total kWh)*



	Prev Yr	Jul 17
Total kWh used	7,370	7,266
Average daily kWh	230	251
Days in billing period	32	29
Your average daily cost of electricity		$46.94
Highest Demand in last 12 months:		19.02 kW

DESCRIPTION	CURRENT READ	–	PREVIOUS READ	=	TOTAL USED
Demand kW	17.89				17.89 kW
Energy kWh	89212		81946		7266 kWh

Service Charge		7.00
Facilities Charge	19.02 kW x $5.36/kW	101.95
ESA	19.02 kW x $0.46/kW	8.75
RCA	19.02 kW x $0.96/kW	18.26
IRCA - 4 days	19.02 kW x $0.70/kW	1.84
IRCA - 25 days	19.02 kW x $0.99/kW	16.23
IRCA based on KWH - 4 days	1,002.2069 kWH x $0.00227/kWH	2.28
IRCA based on KWH - 25 days	6,263.7931 kWH x $0.0003/kWH	1.88
Energy Charge High Season - 4 days	1,002.2069 kWh x $0.0787/kWh	78.87
Energy Charge High Season - 25 days	6,263.7931 kWh x $0.07909/kWh	495.40
ECA	7,266 kWh x $0.0569/kWh	413.44
VEA - 4 days	1,002.2069 kWh x $-0.00515/kWh	-5.16
VEA - 25 days	6,263.7931 kWh x $-0.00779/kWh	-48.79
CRPSEA - 4 days	1,002.2069 kWh x $0.00442/kWh	4.43
CRPSEA - 25 days	6,263.7931 kWh x $0.00436/kWh	27.31
VRPSEA - 4 days	1,002.2069 kWh x $0.01032/kWh	10.34
VRPSEA - 25 days	6,263.7931 kWh x $0.01183/kWh	74.10
Subtotal Electric Charges		**$1,208.13**
City of Los Angeles Utility Tax	$1,208.13 x 12.5%	151.02
State Energy Surcharge	7,266 kWh x $0.00029/kWh	2.11
	Total Electric Charges	**$ 1,361.26**

Green Power for a Green LA - LADWP's Green Power program replaces electricity from polluting power plants with energy generated from renewable resources. To learn more and sign up, visit www.ladwp.com/greenpower

Electric Definitions

Demand Charge – a charge related to maximum power measured in kilowatts (kW). It is the highest kW as measured by the meter over a continuous 15 minute interval during the billing period.

Facilities Charge – a charge to recover the cost of transformer and line capacity used in meeting customer's maximum demand as recorded in the last twelve months.

kVarh – (kilo-var-hour) the units in which electric reactive energy usage is measured. One kVarh equals 1000 volt-ampere reactive energy use for one hour.

Minimum Charge – an amount charged if your usage falls below a certain minimum level to cover costs for services provided such as meter reading, billing, postage, etc. when a service charge is not applicable.

Power Factor – the ratio of real Energy (kWh) to reactive energy (kVarh) for a given time period. The Maximum value is 1.0.

Rate Schedule – rates, based on type of use, approved by the Board of Water and Power Commissioners and adopted by the City Council. For a list, visit www.ladwp.com.

RPS – Renewable Portfolio Standard program to increase the use of energy from photovoltaics, wind, biomass, and other renewable sources.

Service Charge – a charge for services provided such as meter reading, billing, postage, etc.

Time-of-Use – Time-of-Use rates are based on the time of day that you use electricity. During the Base hours, when customer use is low, your price will be lower than the standard rate. Prices during Low Peak hours are slightly higher than standard rate. In High Peak hours, the cost to supply energy is the highest, and it will cost more than the standard rate.

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Los Angeles Department of Water & Power

www.ladwp.com

BILL DATE	DATE DUE
Jul 26, 2017	Aug 14, 2017
ACCOUNT NUMBER	**AMOUNT DUE**
393 910 0000	$ 64.37

CUSTOMER SERVICE – 7:00 am - 6:00 pm
1-800-499-8840

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Payment Received 7/7/17	*Thank you*	-63.33
New Charges		+ 64.37
	Total Amount Due	**$ 64.37**

Summary of New Charges

Details on following pages.

Los Angeles Department of Water and Power Charges			
800-499-8840	Fire Service Charges 6/26/17 - 7/26/17	$64.37	
		Total LADWP Charges	**$ 64.37**
		Total New Charges	**$ 64.37**

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Other Important Phone Numbers

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Los Angeles Department of Water & Power
www.ladwp.com 1-800-499-8840
Hours of operation - 7 am to 6 pm

Fire Service Charges

SA # : 3939100187

BILLING PERIOD	DAYS	RATE SCHEDULE
6/26/17 - 7/26/17	30	Water Schedule E - Private Fire Service

SERVES
4" FIRE SERVICE

METER NUMBER	CURRENT READ	–	PREVIOUS READ	=	TOTAL USED
00000143-1299193	0		0		0 HCF

Service Availability Charge - 4 days	8.44
Service Availability Charge - 26 days	55.93
Subtotal Water Charges	**$64.37**

Total Fire Service Charges $ 64.37

There are no Sewer Service Charges on Fire Service



Los Angeles Department of Water & Power

www.ladwp.com

BILL DATE	DATE DUE
Jul 26, 2017	Aug 14, 2017
ACCOUNT NUMBER	**AMOUNT DUE**
384 550 0000	$ 222.85

CUSTOMER SERVICE – 7:00 am - 6:00 pm
1-800-499-8840

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Account Summary

Previous Account Balance		$ 219.24
Payment Received 7/7/17	*Thank you*	-219.24
New Charges		+ 222.85
	Total Amount Due	**$ 222.85**

Summary of New Charges

Details on following pages.

Los Angeles Department of Water and Power Charges		
800-499-8840	Fire Service Charges 6/26/17 - 7/26/17	$222.85
	Total LADWP Charges	**$ 222.85**
	Total New Charges	**$ 222.85**

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ELECTRONIC CHECK CONVERSION

Your payment may be processed as a check transaction or a one-time electronic fund transfer, which means funds may be withdrawn the same day as payment, and you will not receive your check back from your bank. For more information on electronic fund transfers and fees for insufficient funds, please see *www.ladwp.com/checkconversion*.

Los Angeles Department of Water & Power
www.ladwp.com 1-800-499-8840
Hours of operation - 7 am to 6 pm

Fire Service Charges

SA # : 3845500511

BILLING PERIOD	DAYS	RATE SCHEDULE
6/26/17 - 7/26/17	30	Water Schedule E - Private Fire Service

SERVES
8" FIRE SERVICE

METER NUMBER	CURRENT READ	–	PREVIOUS READ	=	TOTAL USED
00001233-515369	0		0		0 HCF

Service Availability Charge - 4 days	29.23
Service Availability Charge - 26 days	193.62
Subtotal Water Charges	**$222.85**

Total Fire Service Charges $ 222.85

There are no Sewer Service Charges on Fire Service



Los Angeles Department of Water & Power

www.ladwp.com

BILL DATE	DATE DUE
Jul 26, 2017	Aug 14, 2017
ACCOUNT NUMBER	**AMOUNT DUE**
322 391 0704	$ 241.50

CUSTOMER SERVICE – 7:00 am - 6:00 pm

1-800-499-8840

RANCHO COLD STORAGE INC, 670 MESQUIT ST, LOS ANGELES, CA 90021

Paying Your Bill

AUTOMATIC PAYMENT
Automatically pay from your checking or savings by logging in at *www.ladwp.com/combillpay*

ONLINE
Pay from your checking or savings any time by logging in at *www.ladwp.com/myaccount*

BY PHONE
Pay from your checking or savings any time by calling 1-877-MYPAYDWP (1-877-697-2939)

BY MAIL
Place your payment stub and your check or money order in the envelope provided with the bill.

IN PERSON
Pay at any Customer Service Center. Locations are listed on the back of your payment stub and at *www.ladwp.com/servicecenters*

Account Summary

Previous Account Balance		$ 241.50
Payment Received 7/7/17	*Thank you*	-241.50
New Charges		+ 241.50
	Total Amount Due	**$ 241.50**

Summary of New Charges

Details on following pages.

Los Angeles Department of Water and Power Charges		
800-499-8840	Area Lighting Charges	$241.50
	Total LADWP Charges	**$ 241.50**
	Total New Charges	**$ 241.50**

PLEASE KEEP THIS PORTION FOR YOUR RECORDS. IF PAYING IN PERSON, BRING ENTIRE BILL TO CUSTOMER SERVICE CENTER.

Other Important Phone Numbers

HEARING OR SPEECH-IMPAIRED - TTY
1-800-HEAR-DWP(432-7397)

CITY OF LOS ANGELES UTILITY TAX
1-800-215-6277

Correspondence Addresses

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LOS ANGELES DEPT OF WATER & POWER
PO Box 515407
Los Angeles,CA 90051-6707

Customer Service and Payment Information

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Los Angeles Department of Water & Power
www.ladwp.com 1-800-499-8840
Hours of operation - 7 am to 6 pm

DEFINITIONS

Electric Subsidy Adjustment – a charge, based on usage, to help cover costs of special customer subsidies including senior, disabled and low income.

Energy Cost Adjustment – an adjustment that reflects the variations in what LADWP pays for the energy they deliver to customers.

kWh – (kilowatt-hours) the units in which electric meters measure usage. 1 kWh equals 1000 watts of electricity supplied for one hour.

Reliability Cost Adjustment – an amount reflecting the costs to support additional capital investments needed to improve reliability in areas of power distribution, transmission and generation infrastructures.

Service Charge – a charge for non-measured services provided (meter reading, billing, postage, etc.)

Area Lighting Charges

SA # : 3223910222

BILLING PERIOD	DAYS
6/26/17 - 7/26/17	30

RATE SCHEDULE
Outdoor Area Lighting Service and OAL[i]

Type of Light	Number	Start Date	End Date
OAL DH Metal Halide 250W	1 lamp	6/27/17	7/26/17

BILLING PERIOD	DAYS	RATE SCHEDULE
6/27/17 - 6/30/17	4	Outdoor Area Lighting Service and OAL[i]

OAL DH Metal Halide 250W - 4 days	1 lamp(s) x $18.25/lamp per month	2.43
Area Lighting Charges 6/27/17 - 6/30/17 (4 Days)		**$2.43**

BILLING PERIOD	DAYS	RATE SCHEDULE
7/1/17 - 7/26/17	26	Outdoor Area Lighting Service and OAL[i]

OAL DH Metal Halide 250W - 26 days	1 lamp(s) x $18.25/lamp per month	15.82
Area Lighting Charges 7/1/17 - 7/26/17 (26 Days)		**$15.82**

Total Area Lighting Charges $ 18.25

Area Lighting Charges

SA # : 3223910312

BILLING PERIOD	DAYS
6/26/17 - 7/26/17	30

RATE SCHEDULE
Outdoor Area Lighting Service and OAL[i]

Type of Light	Number	Start Date	End Date
OAL DH Metal Halide 1000W	3 lamps	6/27/17	7/26/17

BILLING PERIOD	DAYS	RATE SCHEDULE
6/27/17 - 6/30/17	4	Outdoor Area Lighting Service and OAL[i]

OAL DH Metal Halide 1000W - 4 days	3 lamp(s) x $36.25/lamp per month	14.50
Area Lighting Charges 6/27/17 - 6/30/17 (4 Days)		**$14.50**

BILLING PERIOD	DAYS	RATE SCHEDULE
7/1/17 - 7/26/17	26	Outdoor Area Lighting Service and OAL[i]

OAL DH Metal Halide 1000W - 26 days	3 lamp(s) x $36.25/lamp per month	94.25
Area Lighting Charges 7/1/17 - 7/26/17 (26 Days)		**$94.25**

Total Area Lighting Charges $ 108.75

Area Lighting Charges

SA # : 3223910708

BILLING PERIOD: 6/26/17 - 7/26/17
DAYS: 30
RATE SCHEDULE: Outdoor Area Lighting Service and OAL[i]

Type of Light	Number	Start Date	End Date
OAL DH Metal Halide 1000W	2 lamps	6/27/17	7/26/17

BILLING PERIOD	DAYS	RATE SCHEDULE
6/27/17 - 6/30/17	4	Outdoor Area Lighting Service and OAL[i]

OAL DH Metal Halide 1000W - 4 days	2 lamp(s) x $36.25/lamp per month	9.67
Area Lighting Charges 6/27/17 - 6/30/17 (4 Days)		**$9.67**

BILLING PERIOD	DAYS	RATE SCHEDULE
7/1/17 - 7/26/17	26	Outdoor Area Lighting Service and OAL[i]

OAL DH Metal Halide 1000W - 26 days	2 lamp(s) x $36.25/lamp per month	62.83
Area Lighting Charges 7/1/17 - 7/26/17 (26 Days)		**$62.83**

Total Area Lighting Charges $ 72.50

Area Lighting Charges

SA # : 3223910840

BILLING PERIOD: 6/26/17 - 7/26/17
DAYS: 30
RATE SCHEDULE: Outdoor Area Lighting Service and OAL[i]

Type of Light	Number	Start Date	End Date
OAL DH Metal Halide 400W	2 lamps	6/27/17	7/26/17

BILLING PERIOD	DAYS	RATE SCHEDULE
6/27/17 - 6/30/17	4	Outdoor Area Lighting Service and OAL[i]

OAL DH Metal Halide 400W - 4 days	2 lamp(s) x $21.00/lamp per month	5.60
Area Lighting Charges 6/27/17 - 6/30/17 (4 Days)		**$5.60**

BILLING PERIOD	DAYS	RATE SCHEDULE
7/1/17 - 7/26/17	26	Outdoor Area Lighting Service and OAL[i]

OAL DH Metal Halide 400W - 26 days	2 lamp(s) x $21.00/lamp per month	36.40
Area Lighting Charges 7/1/17 - 7/26/17 (26 Days)		**$36.40**

Total Area Lighting Charges $ 42.00

PRINTED ON RECYCLED PAPER

Los Angeles Department of Water & Power

www.ladwp.com

BILL DATE	DATE DUE
Jul 26, 2017	Aug 14, 2017
ACCOUNT NUMBER	**AMOUNT DUE**
793 910 0000	$ 1,810.09

CUSTOMER SERVICE – 7:00 am - 6:00 pm
1-800-499-8840

RANCHO COLD STORAGE INC, 668 MESQUIT ST, LOS ANGELES, CA 90021

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Account Summary

Previous Account Balance		$ -2,268.93
Payment Received	*No payment received*	- .00
Credit Balance		$ -2,268.93
New Charges		+ 4,079.02
Total Amount Due		**$ 1,810.09**

Summary of New Charges

Details on following pages

Los Angeles Department of Water and Power Charges

Water Charges	6/26/17 - 7/25/17	423 HCF	$2,681.70
		Total LADWP Charges	**$ 2,681.70**

800-499-8840

LADWP provides billing services for the Bureau of Sanitation. All money collected for the services listed in the City of Los Angeles Bureau of Sanitation Charges section is forwarded to them.

City of Los Angeles Bureau of Sanitation Charges

Sewer Charges	6/26/17 - 7/25/17		$1,397.32
		Total Sanitation Charges	**$ 1,397.32**

800-773-2489

Total New Charges $ 4,079.02

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Other Important Phone Numbers

HEARING OR SPEECH-IMPAIRED - TTY
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Los Angeles Department of Water & Power
www.ladwp.com 1-800-499-8840
Hours of operation - 7 am to 6 pm

DEFINITIONS

HCF – (Hundred Cubic Feet) the units in which water usage is measured. One HCF equals 748 gallons.

Rate Schedule – rates, based on type of use, approved by the Board of Water and Power Commissioners and adopted by the City Council. For a list, visit www.ladwp.com

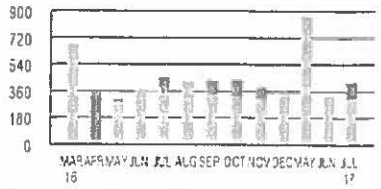
Tier (Commercial) – One of two usage ranges used in a pricing method that provides an incentive to conserve water. The first usage range (Winter Tier 1 allotment) is based on average consumption for the preceding Dec. - Mar. Any usage over the Tier 1 allotment is billed at a higher rate (Tier 2). During the High Season months (June 1 - Sept. 30), Tier 1 allotment shall be 105% of Winter Tier 1 allotment. Shortage year water rates no longer apply.

Water Charges

SA # : 7939100928

BILLING PERIOD 6/26/17 - 7/25/17 **DAYS** 29
RATE SCHEDULE Water Schedule C - Comm, Ind, Govt and Temp Service
NEXT SCHEDULED READ DATE 8/23/17
SERVES 668--70

USAGE HISTORY *(Total HCF)*



	Prev Yr	Jul 17
Total HCF used	456	423
Average daily gallons	10659	10910
Days in billing period	32	29
Your average daily cost of water		$92.47
Your average cost per gallon of water		$0.01

1 Hundred Cubic Feet (HCF) = 748 Gallons

METER NUMBER	DESCRIPTION	CURRENT READ	–	PREVIOUS READ	=	TOTAL USED
96118402	SMALL	995		829		166 HCF
96118402	LARGE	21784		21527		257 HCF

BILLING PERIOD 6/27/17 - 6/30/17 **DAYS** 4 **RATE SCHEDULE** Water Schedule C - Comm, Ind, Govt and Temp Service

Tier 1 Water	43.91332 HCF x $5.76181/HCF	253.02
Tier 2 Water	14.43151 HCF x $8.71219/HCF	125.73
Subtotal Water Charges		**$378.75**
Water Charges 6/27/17 - 6/30/17 (4 Days)		**$378.75**

BILLING PERIOD 7/1/17 - 7/25/17 **DAYS** 25 **RATE SCHEDULE** Water Schedule C - Comm, Ind, Govt and Temp Service

Tier 1 Water	274.45825 HCF x $5.54099/HCF	1,520.77
Tier 2 Water	90.19692 HCF x $8.67191/HCF	782.18
Subtotal Water Charges		**$2,302.95**
Water Charges 7/1/17 - 7/25/17 (25 Days)		**$2,302.95**

Total Water Charges $ 2,681.70

July - December 2017 Biannual Notice of Change in LADWP WATER RATES

julio - diciembre 2017 Aviso bianual de cambio a las TARIFAS DE AGUA DE LADWP

This notice is to inform you of the expected biannual water rate adjustments authorized by the Water Rate Ordinance for the City of Los Angeles that reflect the cost of buying water from the Metropolitan Water District (MWD) and executing other water projects and programs. These factors will become effective July 1, 2017. Individual rate adjustments will be an increase or decrease, as shown below. More information about LADWP's water rates can be found on the Department website at www.ladwp.com/waterrates.

Este aviso es para informarle del ajuste bianual a las tarifas de agua autorizados por la Ordenanza de la Tarifa de Agua de la Ciudad de Los Angeles que reflejan el costo de comprar agua del Metropolitan Water District (MWD) y para otros proyectos y programas de agua. Estos factores tomaran vigencia a partir del 1º de julio, 2017. Ajustes de tarifa individuales aumentarán o disminuirán en la muestra a continuación. una reduccion, como demostrado debajo. Más información sobre las tarifas de agua de LADWP está disponible en el sitio Web del departamento: www.ladwp.com/waterrates.

The factors below are per Hundred Cubic Feet (HCF) of water used.
One HCF equals 748 gallons.

Las tarifas debajo son por unidades de cien pies cúbicos (HCF, por sus siglas en inglés) de agua usada. Un HCF es igual a 748 galones.

Water Rate Adjustment Factors	Factores de Ajustes de Tarifas de Agua	Jan - Jun 2017 ene - jun 2017	Increase (Decrease) from Previous Quarter Aumento (Reducir) del Trimestre Previo	Jul - Dec 2017 jul - dic 2017
Water Supply Cost Adjustment Factor Tier 1	Ajuste al Costo de Suministro de Agua Nivel 1	$ 1.525	($ 0.404)	$ 1.121
Water Supply Cost Adjustment Factor Tier 2	Ajuste al Costo de Suministro de Agua Nivel 2	$ 2.974	($ 0.223)	$ 2.751
Water Supply Cost Adjustment Factor Tier 3	Ajuste al Costo de Suministro de Agua Nivel 3	$ 3.093	$ 1.168	$ 4.261
Water Supply Cost Adjustment Factor Tier 4	Ajuste al Costo de Suministro de Agua Nivel 4	$ 3.093	$ 1.267	$ 4.360
Water Quality Improvement	Mejoras de Calidad de Agua	$ 1.376	($ 0.106)	$ 1.270
Owens Valley Regulatory	Regulador de Owens Valley	$ 0.297	($ 0.024)	$ 0.273
Water Infrastructure	Infraestructura de Agua	$ 0.351	$ 0.121	$ 0.472
Base Rate Revenue Target Adjustment Factor	Ajuste de Objetivo Básico de Ingresos			
Schedule A	Calendario A	$ 0.235	$ 0.000	$ 0.235
Schedule B	Calendario B	$ 0.339	$ 0.000	$ 0.339
Schedule Other	Calendario Otro	$ 0.105	$ 0.000	$ 0.105
Low-Income Subsidy	Subsidio para Clientes de Bajos Recursos	$ 0.135	($ 0.015)	$ 0.120
Water Expense Stabilization	Estabilización del Costo de Agua	$ 0.181	$ 0.000	$ 0.181

For the year beginning January 1, 2017 and ending December 31, 2017, Outside City Surcharge will be $0.000, a decrease of $0.441 from the January 2016 - December 2016 surcharge of $0.441.

Para el año empezando el 1 de enero de 2017 y terminando el 31 de diciembre, de Recargo Fuera de la Ciudad será $0.000, una reducción de $0.441 del recargo de enero 2016 a diciembre 2016 de $0.441

www.lacitysan.org 1-800-773-2489
Hours of operation - 24/7

DEFINITIONS

Low Income Sewer Surcharge - an amount charged to each customer to help cover the costs of providing sewer service subsidies to low income customers required by state and federal law.

Sewer Service Charge - (SSC) a charge for use of the sewer system, to cover the costs of constructing and maintaining wastewater facilities such as sewers and sewage treatment plants, and for treating sewage.

Sewer Charges

SA # : 7939100927

BILLING PERIOD	DAYS	SEWER RATE SCHEDULE
6/26/17 - 7/25/17	29	Sewer Service Charge - Multi Dwell and Commercial

BILLING PERIOD	DAYS	RATE SCHEDULE
6/27/17 - 6/30/17	4	Sewer Service Charge - Multi Dwell and Commercial

Sewer Service Charge - 4 days	40.25793 HCF x $4.51/HCF	181.56
Sewer Service Low Income Surcharge		1.11
Sewer Charges 6/27/17 - 6/30/17 (4 Days)		**$182.67**

BILLING PERIOD	DAYS	RATE SCHEDULE
7/1/17 - 7/25/17	25	Sewer Service Charge - Multi Dwell and Commercial

Sewer Service Charge - 25 days	251.61207 HCF x $4.80/HCF	1,207.74
Sewer Service Low Income Surcharge		6.91
Sewer Charges 7/1/17 - 7/25/17 (25 Days)		**$1,214.65**

Total Sewer Charges $ 1,397.32

PRINTED ON RECYCLED PAPER

Los Angeles Department of Water & Power

www.ladwp.com

BILL DATE	DATE DUE
Jul 26, 2017	Aug 14, 2017
ACCOUNT NUMBER	**AMOUNT DUE**
693 910 0000	$ 5,722.36

CUSTOMER SERVICE – 7:00 am - 6:00 pm
1-800-499-8840

RANCHO COLD STORAGE INC, 658 MESQUIT ST, LOS ANGELES, CA 90021

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Account Summary

Previous Account Balance		$ 5,920.78
Payment Received 7/7/17	*Thank you*	-5,920.78
New Charges		+ 5,722.36
	Total Amount Due	**$ 5,722.36**

Summary of New Charges

Details on following pages.

Los Angeles Department of Water and Power Charges			
	Electric Charges 6/26/17 - 7/25/17	30,720 kWh	$5,722.36
	Total LADWP Charges		**$ 5,722.36**

800-499-8840

Total New Charges $ 5,722.36

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Other Important Phone Numbers

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CITY OF LOS ANGELES UTILITY TAX
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Los Angeles Department of Water & Power
www.ladwp.com 1-800-499-8840
Hours of operation - 7 am to 6 pm

DEFINITIONS

CRPSEA – (Capped Renewable Portfolio Standard Energy Adjustment) a charge reflecting the costs associated with RPS Operations and Maintenance, RPS debt service, and Energy Efficiency Programs.

ECA – (Energy Cost Adjustment) an adjustment that reflects the variations of fuel, energy and other associated costs.

ESA – (Electric Subsidy Adjustment) a charge reflecting the costs of subsidies including senior, disabled, low income, traffic control lighting, and enterprise zone.

IRCA – (Incremental Reliability Cost Adjustment) a charge reflecting Operations and Maintenance and debt service related to Power Reliability Program cost and legacy RCA under-collection.

kWh – (kilo-watt-hour) the units in which electric usage is measured. One kWh equals 1000 watts of electricity used for one hour.

RCA – (Reliability Cost Adjustment) a charge reflecting the costs to support additional capital investments needed to improve reliability in areas of power distribution, transmission and generation infrastructure.

VEA – (Variable Energy Adjustment) a charge reflecting the costs of fuel, non-RPS power purchase agreements, non-RPS economy purchases, legacy ECAF under-collection, and base rate decoupling from energy efficiency impact.

VRPSEA – (Variable Renewable Portfolio Standard Energy Adjustment) a charge reflecting the costs of RPS market purchases and RPS costs above and beyond any Operations and Maintenance and debt service payments.

Electric Charges

SA # : 6939100542

BILLING PERIOD 6/26/17 - 7/25/17
DAYS 29

RATE SCHEDULE
A-2 and A-2[i] Primary Electric - Rate B TOU - KVAR Metered Service

NEXT SCHEDULED READ DATE
8/23/17

METER NUMBER
APMV00226-0000842
SERVES
6 BASE KVARH

PERIOD	CURRENT READ	–	PREVIOUS READ	x	MULTIPLIER	=	TOTAL USED
High Peak kW	0.53				160		84.8 kW
Low Peak kW	0.5				160		80 kW
Base kW	0.47				160		75.2 kW
High Peak kWh	2293		2268		160		4000 kWh
Low Peak kWh	3261		3221		160		6400 kWh
Base kWh	11505		11378		160		20320 kWh
High Peak kVarh	1822		1803		160		3040 kVarh
Low Peak kVarh	2662		2630		160		5120 kVarh
Base kVarh	9825		9713		160		17920 kVarh

Service Charge		28.00
Facilities Charge	89.6 kW x $5.36/kW	480.26
ESA	89.6 kW x $0.46/kW	41.22
RCA	89.6 kW x $0.96/kW	86.02
IRCA - 4 days	89.6 kW x $0.70/kW	8.65
IRCA - 25 days	89.6 kW x $0.99/kW	76.47
IRCA based on KWH - 4 days	4,237.24138 kWH x $0.00227/kWH	9.62
IRCA based on KWH - 25 days	26,482.75862 kWH x $0.0003/kWH	7.94
High Peak High Season Demand	84.8 kW x $10.00/kW	848.00
High Peak High Season Energy - 4 days	551.72414 kWh x $0.05744/kWh	31.69
High Peak High Season Energy - 25 days	3,448.27586 kWh x $0.05866/kWh	202.28
High Peak ECA	4,000 kWh x $0.0569/kWh	227.60
High Peak VEA - 4 days	551.72414 kWh x $-0.00515/kWh	-2.84
High Peak VEA - 25 days	3,448.27586 kWh x $-0.00779/kWh	-26.86
High Peak CRPSEA - 4 days	551.72414 kWh x $0.00442/kWh	2.44
High Peak CRPSEA - 25 days	3,448.27586 kWh x $0.00436/kWh	15.03
High Peak VRPSEA - 4 days	551.72414 kWh x $0.01032/kWh	5.69
High Peak VRPSEA - 25 days	3,448.27586 kWh x $0.01183/kWh	40.79
High Peak Subtotal	***(4,000 kWh x $0.33596/kWh)***	***$1,343.82***
Low Peak High Season Demand	80 kW x $3.75/kW	300.00
Low Peak High Season Energy - 4 days	882.75862 kWh x $0.05017/kWh	44.29
Low Peak High Season Energy - 25 days	5,517.24138 kWh x $0.05139/kWh	283.53
Low Peak ECA	6,400 kWh x $0.0569/kWh	364.16
Low Peak VEA - 4 days	882.75862 kWh x $-0.00515/kWh	-4.55
Low Peak VEA - 25 days	5,517.24138 kWh x $-0.00779/kWh	-42.98
Low Peak CRPSEA - 4 days	882.75862 kWh x $0.00442/kWh	3.90

(Continued on next page)

Los Angeles Department of Water & Power
www.ladwp.com 1-800-499-8840
Hours of operation - 7 am to 6 pm

DEFINITIONS

CRPSEA – (Capped Renewable Portfolio Standard Energy Adjustment) a charge reflecting the costs associated with RPS Operations and Maintenance, RPS debt service, and Energy Efficiency Programs.

ECA – (Energy Cost Adjustment) an adjustment that reflects the variations of fuel, energy and other associated costs.

ESA – (Electric Subsidy Adjustment) a charge reflecting the costs of subsidies including senior, disabled, low income, traffic control lighting, and enterprise zone.

IRCA – (Incremental Reliability Cost Adjustment) a charge reflecting Operations and Maintenance and debt service related to Power Reliability Program cost and legacy RCA under-collection.

kWh – (kilo-watt-hour) the units in which electric usage is measured. One kWh equals 1000 watts of electricity used for one hour.

RCA – (Reliability Cost Adjustment) a charge reflecting the costs to support additional capital investments needed to improve reliability in areas of power distribution, transmission and generation infrastructure.

VEA – (Variable Energy Adjustment) a charge reflecting the costs of fuel, non-RPS power purchase agreements, non-RPS economy purchases, legacy ECAF under-collection, and base rate decoupling from energy efficiency impact.

VRPSEA – (Variable Renewable Portfolio Standard Energy Adjustment) a charge reflecting the costs of RPS market purchases and RPS costs above and beyond any Operations and Maintenance and debt service payments.

(Continued from previous page)

Low Peak CRPSEA - 25 days	5,517.24138 kWh x $0.00436/kWh	24.06
Low Peak VRPSEA - 4 days	882.75862 kWh x $0.01032/kWh	9.11
Low Peak VRPSEA - 25 days	5,517.24138 kWh x $0.01183/kWh	65.27
	Low Peak Subtotal (6,400 kWh x $0.16356/kWh)	***$1,046.79***
Base High Season Demand	75.2 kW x $0.00/kW	0.00
Base High Season Energy - 4 days	2,802.75862 kWh x $0.02944/kWh	82.51
Base High Season Energy - 25 days	17,517.24138 kWh x $0.03066/kWh	537.08
Base ECA	20,320 kWh x $0.0569/kWh	1,156.21
Base VEA - 4 days	2,802.75862 kWh x $-0.00515/kWh	-14.43
Base VEA - 25 days	17,517.24138 kWh x $-0.00779/kWh	-136.46
Base CRPSEA - 4 days	2,802.75862 kWh x $0.00442/kWh	12.39
Base CRPSEA - 25 days	17,517.24138 kWh x $0.00436/kWh	76.38
Base VRPSEA - 4 days	2,802.75862 kWh x $0.01032/kWh	28.92
Base VRPSEA - 25 days	17,517.24138 kWh x $0.01183/kWh	207.23
	Base Subtotal (20,320 kWh x $0.09596/kWh)	***$1,949.83***
Subtotal Electric Charges		**$5,078.62**
City of Los Angeles Utility Tax	$5,078.62 x 12.5%	634.83
State Energy Surcharge	30,720 kWh x $0.00029/kWh	8.91
	Total Electric Charges	**$ 5,722.36**

Green Power for a Green LA -- LADWP's Green Power program replaces electricity from polluting power plants with energy generated from renewable resources. To learn more and sign up, visit www.ladwp.com/greenpower

Electric Definitions

Demand Charge – a charge related to maximum power measured in kilowatts (kW). It is the highest kW as measured by the meter over a continuous 15 minute interval during the billing period.

Facilities Charge – a charge to recover the cost of transformer and line capacity used in meeting customer's maximum demand as recorded in the last twelve months.

kVarh – (kilo-var-hour) the units in which electric reactive energy usage is measured. One kVarh equals 1000 volt-ampere reactive energy use for one hour.

Minimum Charge – an amount charged if your usage falls below a certain minimum level to cover costs for services provided such as meter reading, billing, postage, etc. when a service charge is not applicable.

Power Factor – the ratio of real Energy (kWh) to reactive energy (kVarh) for a given time period. The Maximum value is 1.0.

Rate Schedule – rates, based on type of use, approved by the Board of Water and Power Commissioners and adopted by the City Council. For a list, visit www.ladwp.com.

RPS – Renewable Portfolio Standard program to increase the use of energy from photovoltaics, wind, biomass, and other renewable sources.

Service Charge – a charge for services provided such as meter reading, billing, postage, etc.

Time-of-Use – Time-of-Use rates are based on the time of day that you use electricity. During the Base hours, when customer use is low, your price will be lower than the standard rate. Prices during Low Peak hours are slightly higher than standard rate. In High Peak hours, the cost to supply energy is the highest, and it will cost more than the standard rate.

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Los Angeles Department of Water & Power

www.ladwp.com

BILL DATE
Jul 26, 2017

ACCOUNT NUMBER
893 910 0000

DATE DUE
No Payment Due

AMOUNT DUE
$ 0.00

CUSTOMER SERVICE – 7:00 am - 6:00 pm
1-800-499-8840

Paying Your Bill

AUTOMATIC PAYMENT
Automatically pay from your checking or savings by logging in at *www.ladwp.com/combillpay*

ONLINE
Pay from your checking or savings any time by logging in at *www.ladwp.com/myaccount*

BY PHONE
Pay from your checking or savings any time by calling 1-877-MYPAYDWP (1-877-697-2939)

BY MAIL
Place your payment stub and your check or money order in the envelope provided with the bill.

IN PERSON
Pay at any Customer Service Center. Locations are listed on the back of your payment stub and at *www.ladwp.com/servicecenters*

Account Summary

Previous Account Balance		$ 23,786.21
Payment Received 7/18/17	*Thank you*	-23,786.21
Total Amount Due		**$ 0.00**

Total New Charges $ 0.00

PLEASE KEEP THIS PORTION FOR YOUR RECORDS. IF PAYING IN PERSON, BRING ENTIRE BILL TO CUSTOMER SERVICE CENTER

Los Angeles Department of Water & Power

P.O. Box 30808 • Los Angeles, CA 90030-0808

THIS IS YOUR BILL

ELECTRONIC SERVICE REQUESTED

914 1 AV 0.373 00914 / 3310
RANCHO COLD STORAGE INC
670 MESQUIT ST
LOS ANGELES CA 90021-1306

For paperless billing, go to www.ladwp.com/myaccount

ACCOUNT NUMBER
893 910 0000

NO PAYMENT DUE

No payment is due at this time.

8939100000000000000000000000

Other Important Phone Numbers

HEARING OR SPEECH-IMPAIRED - TTY
1-800-HEAR-DWP(432-7397)

CITY OF LOS ANGELES UTILITY TAX
1-800-215-6277

Correspondence Addresses

Please do not send correspondence with your payment. It may be delayed or lost.

LOS ANGELES DEPT OF WATER & POWER
PO Box 515407
Los Angeles,CA 90051-6707

Customer Service and Payment Information

WHEN TO PAY YOUR BILL

Your bill is due and payable on presentation and shall become delinquent nineteen days after the date of presentation. The payment due on your bill applies to the current charges only and does not extend the due date on any unpaid previous balance. Current City of Los Angeles policy provides for notification ten (10) days prior to discontinuance of service for nonpayment.

LATE PAYMENT CHARGE

A Late Payment Charge amounting to an 18% annual rate, computed on a daily basis, may be assessed on electric and water balances that are not paid by the due date. The charge is made for each day of the billing period shown on the current bill. Service may be discontinued for nonpayment.

IF YOU QUESTION YOUR LADWP CHARGES

Please contact a representative by calling the Customer Service Telephone Number or by going into any of the Department of Water and Power Customer Service Centers listed on the back of your payment stub or email us using our Customer Service form at www.ladwp.com/contactus. After receiving an explanation, you may ask for more information from a supervisor. If you still disagree with the charges, you have a right to a management-level review. To ask for a management-level review, send a written request to: LADWP Customer Relations Office, P.O. Box 51111, Los Angeles, CA 90051-0100. You must pay the undisputed portion of the bill within 7 days of the request for a management-level review. Your account will be reviewed and you will be informed of the result.

ELECTRONIC CHECK CONVERSION

Your payment may be processed as a check transaction or a one-time electronic fund transfer, which means funds may be withdrawn the same day as payment, and you will not receive your check back from your bank. For more information on electronic fund transfers and fees for insufficient funds, please see *www.ladwp.com/checkconversion*.

WHERE TO PAY YOUR BILL

All LADWP Customer Service Centers below are open Mon-Fri, except holidays, from 9:00 am to 5:00 pm. After hours payment depositories are located at all offices.

BISHOP
Main Office ..... 300 Mandich Street

METROPOLITAN LOS ANGELES
Main Office ..... 111 N. Hope St.
Boyle Heights ..... 919 S. Soto St., #10
Central ..... 4619 S. Central Ave.
Crenshaw-Baldwin Hills ..... 4030 Crenshaw Blvd.
Hollywood ..... 6547-B Sunset Blvd.
(entrance on Schrader Blvd.)
Lincoln Heights ..... 2417 Daly St.
Slauson-Vermont ..... 5928 S. Vermont Ave.
Watts ..... 1686 E. 103rd St.

HARBOR AREA
San Pedro ..... 535 W. 9th St.
Wilmington ..... 931 N. Avalon Blvd.

SAN FERNANDO VALLEY
Canoga Park ..... 7229 Winnetka Ave.
Mission Hills ..... 11100 Sepulveda Blvd., #3
Van Nuys ..... 6550 Van Nuys Blvd.

WEST LOS ANGELES
West Los Angeles ..... 1394 S. Sepulveda Blvd.

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Los Angeles Department of Water & Power

www.ladwp.com

BILL DATE	DATE DUE
Jul 31, 2017	Aug 21, 2017
ACCOUNT NUMBER	**AMOUNT DUE**
451 671 0000	$ 9,854.96

CUSTOMER SERVICE – 7:00 am - 6:00 pm
1-800-499-8840

RANCHO COLD STORAGE INC, 685 MESQUIT ST, LOS ANGELES, CA 90021

Paying Your Bill

AUTOMATIC PAYMENT
Automatically pay from your checking or savings by logging in at *www.ladwp.com/combillpay*

ONLINE
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BY PHONE
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BY MAIL
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IN PERSON
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Account Summary

8-8-17 Ck # 45614

Previous Account Balance		$ 10,467.09
Payment Received 7/7/17	*Thank you*	-10,467.09
New Charges		+ 9,854.96
	Total Amount Due	**$ 9,854.96**

Summary of New Charges

Details on following pages.

Los Angeles Department of Water and Power Charges				
800-499-8840	Electric Charges	6/26/17 - 7/25/17	56,640 kWh	$9,854.96
			Total LADWP Charges	**$ 9,854.96**

Total New Charges $ 9,854.96

PLEASE KEEP THIS PORTION FOR YOUR RECORDS. IF PAYING IN PERSON, BRING ENTIRE BILL TO CUSTOMER SERVICE CENTER.

Other Important Phone Numbers

HEARING OR SPEECH-IMPAIRED - TTY
1-800-HEAR-DWP(432-7397)

CITY OF LOS ANGELES UTILITY TAX
1-800-215-6277

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Los Angeles,CA 90051-6707

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Los Angeles Department of Water & Power
www.ladwp.com 1-800-499-8840
Hours of operation - 7 am to 6 pm

DEFINITIONS

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Electric Charges

SA # : 4516710848

BILLING PERIOD 6/26/17 - 7/25/17
DAYS 29

RATE SCHEDULE
A-2 and A-2[i] Primary Electric - Rate B TOU - KVAR Metered Service

NEXT SCHEDULED READ DATE
8/23/17

METER NUMBER
APMVL00222-000263
56

SERVES
LOW PEAK KVARH

PERIOD	CURRENT READ	–	PREVIOUS READ	x	MULTIPLIER	=	TOTAL USED
High Peak kW	1.55				80		124 kW
Low Peak kW	1.6				80		128 kW
Base kW	1.53				80		122.4 kW
High Peak kWh	210		120		80		7200 kWh
Low Peak kWh	312		171		80		11280 kWh
Base kWh	1117		640		80		38160 kWh
High Peak kVarh	183		103		80		6400 kVarh
Low Peak kVarh	270		150		80		9600 kVarh
Base kVarh	1004		575		80		34320 kVarh

Service Charge		28.00
Facilities Charge	141.6 kW x $5.36/kW	758.98
ESA	141.6 kW x $0.46/kW	65.14
RCA	141.6 kW x $0.96/kW	135.94
IRCA - 4 days	141.6 kW x $0.70/kW	13.67
IRCA - 25 days	141.6 kW x $0.99/kW	120.85
IRCA based on KWH - 4 days	7,812.41379 kWH x $0.00227/kWH	17.73
IRCA based on KWH - 25 days	48,827.58621 kWH x $0.0003/kWH	14.65
High Peak High Season Demand	124 kW x $10.00/kW	1,240.00
High Peak High Season Energy - 4 days	993.10345 kWh x $0.05744/kWh	57.04
High Peak High Season Energy - 25 days	6,206.89655 kWh x $0.05866/kWh	364.10
High Peak ECA	7,200 kWh x $0.0569/kWh	409.68
High Peak VEA - 4 days	993.10345 kWh x $-0.00515/kWh	-5.11
High Peak VEA - 25 days	6,206.89655 kWh x $-0.00779/kWh	-48.35
High Peak CRPSEA - 4 days	993.10345 kWh x $0.00442/kWh	4.39
High Peak CRPSEA - 25 days	6,206.89655 kWh x $0.00436/kWh	27.06
High Peak VRPSEA - 4 days	993.10345 kWh x $0.01032/kWh	10.25
High Peak VRPSEA - 25 days	6,206.89655 kWh x $0.01183/kWh	73.43
High Peak Subtotal	***(7,200 kWh x $0.29618/kWh)***	***$2,132.49***
Low Peak High Season Demand	128 kW x $3.75/kW	480.00
Low Peak High Season Energy - 4 days	1,555.86207 kWh x $0.05017/kWh	78.06
Low Peak High Season Energy - 25 days	9,724.13793 kWh x $0.05139/kWh	499.72
Low Peak ECA	11,280 kWh x $0.0569/kWh	641.83
Low Peak VEA - 4 days	1,555.86207 kWh x $-0.00515/kWh	-8.01
Low Peak VEA - 25 days	9,724.13793 kWh x $-0.00779/kWh	-75.75
Low Peak CRPSEA - 4 days	1,555.86207 kWh x $0.00442/kWh	6.88

(Continued on next page)

Los Angeles Department of Water & Power
www.ladwp.com 1-800-499-8840
Hours of operation - 7 am to 6 pm

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(Continued from previous page)

Low Peak CRPSEA - 25 days	9,724.13793 kWh x $0.00436/kWh	42.40
Low Peak VRPSEA - 4 days	1,555.86207 kWh x $0.01032/kWh	16.06
Low Peak VRPSEA - 25 days	9,724.13793 kWh x $0.01183/kWh	115.04
Low Peak Subtotal	***(11,280 kWh x $0.15924/kWh)***	***$1,796.23***
Base High Season Demand	122.4 kW x $0.00/kW	0.00
Base High Season Energy - 4 days	5,263.44828 kWh x $0.02944/kWh	154.96
Base High Season Energy - 25 days	32,896.55172 kWh x $0.03066/kWh	1,008.61
Base ECA	38,160 kWh x $0.0569/kWh	2,171.30
Base VEA - 4 days	5,263.44828 kWh x $-0.00515/kWh	-27.11
Base VEA - 25 days	32,896.55172 kWh x $-0.00779/kWh	-256.26
Base CRPSEA - 4 days	5,263.44828 kWh x $0.00442/kWh	23.26
Base CRPSEA - 25 days	32,896.55172 kWh x $0.00436/kWh	143.43
Base VRPSEA - 4 days	5,263.44828 kWh x $0.01032/kWh	54.32
Base VRPSEA - 25 days	32,896.55172 kWh x $0.01183/kWh	389.17
Base Subtotal	***(38,160 kWh x $0.09596/kWh)***	***$3,661.68***
Subtotal Electric Charges		**$8,745.36**
City of Los Angeles Utility Tax	$8,745.36 x 12.5%	1,093.17
State Energy Surcharge	56,640 kWh x $0.00029/kWh	16.43
	Total Electric Charges	**$ 9,854.96**

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Demand Charge – a charge related to maximum power measured in kilowatts (kW). It is the highest kW as measured by the meter over a continuous 15 minute interval during the billing period.

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kVarh – (kilo-var-hour) the units in which electric reactive energy usage is measured. One kVarh equals 1000 volt-ampere reactive energy use for one hour.

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Los Angeles Department of Water & Power

www.ladwp.com

BILL DATE	DATE DUE
Aug 24, 2017	Sep 12, 2017
ACCOUNT NUMBER	**AMOUNT DUE**
551 671 0000	$ 765.29

CUSTOMER SERVICE – 7:00 am - 6:00 pm
1-800-499-8840

RANCHO COLD STORAGE INC, 685 MESQUIT ST, LOS ANGELES, CA 90021

This bill corrects a previous bill and contains your new charges. Previous charges were cancelled and then rebilled correctly. Details on the following pages.

Paying Your Bill

AUTOMATIC PAYMENT
Automatically pay from your checking or savings by logging in at *www.ladwp.com/combilpay*

ONLINE
Pay from your checking or savings any time by logging in at *www.ladwp.com/myaccount*

BY PHONE
Pay from your checking or savings any time by calling 1-877-MYPAYDWP (1-877-697-2939)

BY MAIL
Place your payment stub and your check or money order in the envelope provided with the bill.

IN PERSON
Pay at any Customer Service Center. Locations are listed on the back of your payment stub and at *www.ladwp.com/servicecenters*

Account Summary

Previous Account Balance	$ 1,143.05
Payments *(see details below)*	-1,143.05
Corrections *(see details on page 3)*	-$762.73
New Charges	+ 1,528.02
Total Amount Due	**$ 765.29**

Summary of New Charges

Details on following pages

Los Angeles Department of Water and Power Charges

800-499-8840

Electric Charges 6/26/17 - 8/23/17 7,000 kWh	$1,353.73	
Water Charges 7/25/17 - 8/23/17 6 HCF	$33.25	
Fire Service Charges 7/26/17 - 8/24/17	$114.11	
Total LADWP Charges		**$ 1,501.09**

LADWP provides billing services for the Bureau of Sanitation. All money collected for the services listed in the City of Los Angeles Bureau of Sanitation Charges section is forwarded to them.

City of Los Angeles Bureau of Sanitation Charges

800-773-2489

Sewer Charges 7/25/17 - 8/23/17	$26.93	
Total Sanitation Charges		**$ 26.93**

Total New Charges $ 1,528.02

PLEASE KEEP THIS PORTION FOR YOUR RECORDS. IF PAYING IN PERSON, BRING ENTIRE BILL TO CUSTOMER SERVICE CENTER.

Other Important Phone Numbers

HEARING OR SPEECH-IMPAIRED - TTY
1-800-HEAR-DWP(432-7397)

CITY OF LOS ANGELES UTILITY TAX
1-800-215-6277

Correspondence Addresses

Please do not send correspondence with your payment. It may be delayed or lost.

LOS ANGELES DEPT OF WATER & POWER
PO Box 515407
Los Angeles,CA 90051-6707

Customer Service and Payment Information

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Payments

Payment Received 7/31/17	*Thank you*	-216.26
Payment Received 8/7/17	*Thank you*	-926.79

Total Payments $ -1,143.05

Corrections *(See details below)*

	CORRECTION DESCRIPTION	BILLING PERIOD CORRECTED	CANCELLED AMOUNT	CORRECTED AMOUNT	NET DIFFERENCE
1	Electric Service Charges - Previous Estimated Read	6/26/17 - 7/25/17	$762.73	$0.00	-$762.73

Total Corrections -$762.73

New Charges

Los Angeles Department of Water & Power
www.ladwp.com 1-800-499-8840
Hours of operation - 7 am to 6 pm

DEFINITIONS

CRPSEA – (Capped Renewable Portfolio Standard Energy Adjustment) a charge reflecting the costs associated with RPS Operations and Maintenance, RPS debt service, and Energy Efficiency Programs.

ECA – (Energy Cost Adjustment) an adjustment that reflects the variations of fuel, energy and other associated costs.

ESA – (Electric Subsidy Adjustment) a charge reflecting the costs of subsidies including senior, disabled, low income, traffic control lighting, and enterprise zone.

IRCA – (Incremental Reliability Cost Adjustment) a charge reflecting Operations and Maintenance and debt service related to Power Reliability Program cost and legacy RCA under-collection.

kWh – (kilo-watt-hour) the units in which electric usage is measured. One kWh equals 1000 watts of electricity used for one hour.

RCA – (Reliability Cost Adjustment) a charge reflecting the costs to support additional capital investments needed to improve reliability in areas of power distribution, transmission and generation infrastructure.

VEA – (Variable Energy Adjustment) a charge reflecting the costs of fuel, non-RPS power purchase agreements, non-RPS economy purchases, legacy ECAF under-collection, and base rate decoupling from energy efficiency impact.

VRPSEA – (Variable Renewable Portfolio Standard Energy Adjustment) a charge reflecting the costs of RPS market purchases and RPS costs above and beyond any Operations and Maintenance and debt service payments.

Electric Charges

SA # : 5516710929

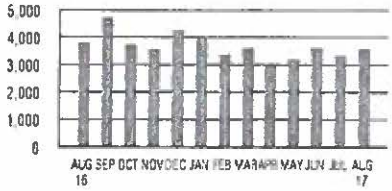
BILLING PERIOD 6/26/17 - 8/23/17
DAYS 58

RATE SCHEDULE
A-1 and A-1 [i] Small General Electric - Rate A Standard Service

NEXT SCHEDULED READ DATE
9/22/17

METER NUMBER
M00019-00060271

USAGE HISTORY *(Total kWh)*



	Prev Yr	Aug 17
Total kWh used	3,840	7,000
Average daily kWh	132	121
Days in billing period	29	58
Your average daily cost of electricity		$23.34
Highest Demand in last 12 months:		11.6 kW

DESCRIPTION	CURRENT READ	–	PREVIOUS READ	x	MULTIPLIER	=	TOTAL USED
Demand kW	0.23				40		9.2 kW
Energy kWh	18302		18127		40		7000 kWh

Service Charge - 58 days		13.53
Facilities Charge - 58 days	11.6 kW x $5.36/kW	120.21
ESA - 58 days	11.6 kW x $0.46/kW	10.32
RCA - 58 days	11.6 kW x $0.96/kW	21.53
IRCA - 4 days	11.6 kW x $0.70/kW	1.08
IRCA - 54 days	11.6 kW x $0.99/kW	20.67
IRCA based on KWH - 4 days	482.75862 kWH x $0.00227/kWH	1.10
IRCA based on KWH - 54 days	6,517.24138 kWH x $0.0003/kWH	1.96
Energy Charge High Season - 4 days	482.75862 kWh x $0.0787/kWh	37.99
Energy Charge High Season - 54 days	6,517.24138 kWh x $0.07909/kWh	515.45
ECA - 58 days	7,000 kWh x $0.0569/kWh	398.30
VEA - 4 days	482.75862 kWh x $-0.00515/kWh	-2.49
VEA - 54 days	6,517.24138 kWh x $-0.00779/kWh	-50.77
CRPSEA - 4 days	482.75862 kWh x $0.00442/kWh	2.13
CRPSEA - 54 days	6,517.24138 kWh x $0.00436/kWh	28.42
VRPSEA - 4 days	482.75862 kWh x $0.01032/kWh	4.98
VRPSEA - 54 days	6,517.24138 kWh x $0.01183/kWh	77.10
Subtotal Electric Charges		**$1,201.51**
City of Los Angeles Utility Tax - 58 days	$1,201.51 x 12.5%	150.19
State Energy Surcharge - 58 days	7,000 kWh x $0.00029/kWh	2.03
	Total Electric Charges	**$ 1,353.73**

Green Power for a Green LA *--LADWP's Green Power program replaces electricity from polluting power plants with energy generated from renewable resources. To learn more and sign up, visit www.ladwp.com/greenpower*

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Los Angeles Department of Water & Power
www.ladwp.com 1-800-499-8840
Hours of operation - 7 am to 6 pm

DEFINITIONS

HCF – (Hundred Cubic Feet) the units in which water usage is measured. One HCF equals 748 gallons.

Rate Schedule – rates, based on type of use, approved by the Board of Water and Power Commissioners and adopted by the City Council. For a list, visit www.ladwp.com

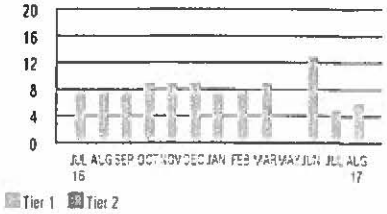
Tier (Commercial) – One of two usage ranges used in a pricing method that provides an incentive to conserve water. The first usage range (Winter Tier 1 allotment) is based on average consumption for the preceding Dec. - Mar. Any usage over the Tier 1 allotment is billed at a higher rate (Tier 2). During the High Season months (June 1 - Sept. 30), Tier 1 allotment shall be 105% of Winter Tier 1 allotment. Shortage year water rates no longer apply.

Water Charges

BILLING PERIOD 7/25/17 - 8/23/17
DAYS 29
RATE SCHEDULE
Water Schedule C - Comm, Ind, Govt and Temp Service
NEXT SCHEDULED READ DATE
9/22/17

SA # : 5516710932

USAGE HISTORY *(Total HCF)*



	Prev Yr	Aug 17
Total HCF used	8	6
Average daily gallons	206	155
Days in billing period	29	29
Your average daily cost of water		$1.15
Your average cost per gallon of water		$0.01

1 Hundred Cubic Feet (HCF) = 748 Gallons

METER NUMBER	CURRENT READ	–	PREVIOUS READ	=	TOTAL USED
96169603	428		422		6 HCF
Tier 1 Water			6 HCF x $5.54167/HCF		33.25
Subtotal Water Charges					**$33.25**
				Total Water Charges	**$ 33.25**

Your Water Usage by Tier

Tier 1 Water Allotment $5.54167/HCF	Tier 2
6 HCF	More than 6 HCF

Usage is billed at different rates, depending on how much you use. The graph shows how your water usage relates to these tiers, and the rate you paid in each tier. For more, visit www.ladwp.com/res_water

July - December 2017 Biannual Notice of Change in LADWP WATER RATES

julio - diciembre 2017 Aviso bianual de cambio a las TARIFAS DE AGUA DE LADWP

This notice is to inform you of the expected biannual water rate adjustments authorized by the Water Rate Ordinance for the City of Los Angeles that reflect the cost of buying water from the Metropolitan Water District (MWD) and executing other water projects and programs. These factors will become effective July 1, 2017. Individual rate adjustments will be an increase or decrease, as shown below. More information about LADWP's water rates can be found on the Department website at www.ladwp.com/waterrates.

Este aviso es para informarle del ajuste bianual a las tarifas de agua autorizados por la Ordenanza de la Tarifa de Agua de la Ciudad de Los Angeles que reflejan el costo de comprar agua del Metropolitan Water District (MWD) y para otros proyectos y programas de agua. Estos factores tomaran vigencia a partir del 1º de julio, 2017. Ajustes de tarifa individuales aumentarán o disminuirán en la muestra a continuación. una reduccion, como demostrado debajo. Más información sobre las tarifas de agua de LADWP está disponible en el sitio Web del departamento: www.ladwp.com/waterrates.

The factors below are per Hundred Cubic Feet (HCF) of water used.
One HCF equals 748 gallons.

Las tarifas debajo son por unidades de cien pies cúbicos (HCF, por sus siglas en inglés) de agua usada. Un HCF es igual a 748 galones.

Water Rate Adjustment Factors	Factores de Ajustes de Tarifas de Agua	Jan - Jun 2017 ene - jun 2017	Increase (Decrease) from Previous Quarter Aumento (Reducir) del Trimestre Previo	Jul - Dec 2017 jul - dic 2017
Water Supply Cost Adjustment Factor Tier 1	Ajuste al Costo de Suministro de Agua Nivel 1	$ 1.525	($ 0.404)	$ 1.121
Water Supply Cost Adjustment Factor Tier 2	Ajuste al Costo de Suministro de Agua Nivel 2	$ 2.974	($ 0.223)	$ 2.751
Water Supply Cost Adjustment Factor Tier 3	Ajuste al Costo de Suministro de Agua Nivel 3	$ 3.093	$ 1.168	$ 4.261
Water Supply Cost Adjustment Factor Tier 4	Ajuste al Costo de Suministro de Agua Nivel 4	$ 3.093	$ 1.267	$ 4.360
Water Quality Improvement	Mejoras de Calidad de Agua	$ 1.376	($ 0.106)	$ 1.270
Owens Valley Regulatory	Regulador de Owens Valley	$ 0.297	($ 0.024)	$ 0.273
Water Infrastructure	Infraestructura de Agua	$ 0.351	$ 0.121	$ 0.472
Base Rate Revenue Target Adjustment Factor	Ajuste de Objetivo Básico de Ingresos			
Schedule A	Calendario A	$ 0.235	$ 0.000	$ 0.235
Schedule B	Calendario B	$ 0.339	$ 0.000	$ 0.339
Schedule Other	Calendario Otro	$ 0.105	$ 0.000	$ 0.105
Low-Income Subsidy	Subsidio para Clientes de Bajos Recursos	$ 0.135	($ 0.015)	$ 0.120
Water Expense Stabilization	Estabilización del Costo de Agua	$ 0.181	$ 0.000	$ 0.181

For the year beginning January 1, 2017 and ending December 31, 2017, Outside City Surcharge will be $0.000, a decrease of $0.441 from the January 2016 - December 2016 surcharge of $0.441.

Para el año empezando el 1 de enero de 2017 y terminando el 31 de diciembre, de Recargo Fuera de la Ciudad será $0.000, una reducción de $0.441 del recargo de enero 2016 a diciembre 2016 de $0.441

Los Angeles Department of Water & Power
www.ladwp.com 1-800-499-8840
Hours of operation - 7 am to 6 pm

Fire Service Charges

SA # : 5516710931

BILLING PERIOD	DAYS	RATE SCHEDULE
7/26/17 - 8/24/17	29	Water Schedule E - Private Fire Service

SERVES
6" FIRE SERVICE

METER NUMBER	CURRENT READ	–	PREVIOUS READ	=	TOTAL USED
03987680-1032788	0		0		0 HCF

Service Availability Charge	114.11
Subtotal Water Charges	$114.11
Total Fire Service Charges	**$ 114.11**

There are no Sewer Service Charges on Fire Service

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Environment LA SANITATION
CITY OF LOS ANGELES

www.lacitysan.org 1-800-773-2489
Hours of operation - 24/7

DEFINITIONS

Low Income Sewer Surcharge - an amount charged to each customer to help cover the costs of providing sewer service subsidies to low income customers, required by state and federal law.

Sewer Service Charge - (SSC) a charge for use of the sewer system, to cover the costs of constructing and maintaining wastewater facilities such as sewers and sewage treatment plants, and for treating sewage.

Sewer Charges

SA # : 5516710930

BILLING PERIOD	DAYS	SEWER RATE SCHEDULE
7/25/17 - 8/23/17	29	Sewer Service Charge - Multi Dwell and Commercial

Sewer Service Charge*	5.58000 HCF x $4.80/HCF	26.78
Sewer Service Low Income Surcharge*		0.15
Total Sewer Charges		**$ 26.93**

**Your Sewer Service Charge is calculated on 93% of your water consumption.*

Electric Definitions

Demand Charge – a charge related to maximum power measured in kilowatts (kW). It is the highest kW as measured by the meter over a continuous 15 minute interval during the billing period.

Facilities Charge – a charge to recover the cost of transformer and line capacity used in meeting customer's maximum demand as recorded in the last twelve months.

kVarh – (kilo-var-hour) the units in which electric reactive energy usage is measured. One kVarh equals 1000 volt-ampere reactive energy use for one hour.

Minimum Charge – an amount charged if your usage falls below a certain minimum level to cover costs for services provided such as meter reading, billing, postage, etc. when a service charge is not applicable.

Power Factor – the ratio of real Energy (kWh) to reactive energy (kVarh) for a given time period. The Maximum value is 1.0

Rate Schedule – rates, based on type of use, approved by the Board of Water and Power Commissioners and adopted by the City Council. For a list, visit www.ladwp.com

RPS – Renewable Portfolio Standard program to increase the use of energy from photovoltaics, wind, biomass, and other renewable sources.

Service Charge – a charge for services provided such as meter reading, billing, postage, etc.

Time-of-Use – Time-of-Use rates are based on the time of day that you use electricity. During the Base hours, when customer use is low, your price will be lower than the standard rate. Prices during Low Peak hours are slightly higher than standard rate. In High Peak hours, the cost to supply energy is the highest, and it will cost more than the standard rate.



Los Angeles Department of Water & Power

www.ladwp.com

BILL DATE
Aug 24, 2017

ACCOUNT NUMBER
322 391 0704

DATE DUE
Sep 12, 2017

AMOUNT DUE
$ 241.50

CUSTOMER SERVICE – 7:00 am - 6:00 pm
1-800-499-8840

RANCHO COLD STORAGE INC, 670 MESQUIT ST, LOS ANGELES, CA 90021

Paying Your Bill

AUTOMATIC PAYMENT
Automatically pay from your checking or savings by logging in at *www.ladwp.com/combillpay*

ONLINE
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IN PERSON
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Account Summary

Previous Account Balance		$ 241.50
Payment Received 8/7/17	*Thank you*	-241.50
New Charges		+ 241.50
	Total Amount Due	**$ 241.50**

Summary of New Charges

Details on following pages.

Los Angeles Department of Water and Power Charges		
800-499-8840	Area Lighting Charges	$241.50
	Total LADWP Charges	**$ 241.50**

Total New Charges **$ 241.50**

PLEASE KEEP THIS PORTION FOR YOUR RECORDS. IF PAYING IN PERSON, BRING ENTIRE BILL TO CUSTOMER SERVICE CENTER

Other Important Phone Numbers

HEARING OR SPEECH-IMPAIRED - TTY
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Los Angeles Department of Water & Power
www.ladwp.com 1-800-499-8840
Hours of operation - 7 am to 6 pm

DEFINITIONS

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Energy Cost Adjustment – an adjustment that reflects the variations in what LADWP pays for the energy they deliver to customers.

kWh – (kilowatt-hours) the units in which electric meters measure usage. 1 kWh equals 1000 watts of electricity supplied for one hour.

Reliability Cost Adjustment – an amount reflecting the costs to support additional capital investments needed to improve reliability in areas of power distribution, transmission and generation infrastructures.

Service Charge – a charge for non-measured services provided (meter reading, billing, postage, etc.)

Area Lighting Charges

SA # : 3223910222

BILLING PERIOD 7/26/17 - 8/24/17
DAYS 29
RATE SCHEDULE Outdoor Area Lighting Service and OAL[i]

Type of Light	Number	Start Date	End Date
OAL DH Metal Halide 250W	1 lamp	7/27/17	8/24/17

OAL DH Metal Halide 250W	$18.25/lamp 1 lamp(s) x per month	18.25

Total Area Lighting Charges $ 18.25

Area Lighting Charges

SA # : 3223910312

BILLING PERIOD 7/26/17 - 8/24/17
DAYS 29
RATE SCHEDULE Outdoor Area Lighting Service and OAL[i]

Type of Light	Number	Start Date	End Date
OAL DH Metal Halide 1000W	3 lamps	7/27/17	8/24/17

OAL DH Metal Halide 1000W	$36.25/lamp 3 lamp(s) x per month	108.75

Total Area Lighting Charges $ 108.75

Area Lighting Charges

SA # : 3223910708

BILLING PERIOD 7/26/17 - 8/24/17
DAYS 29
RATE SCHEDULE Outdoor Area Lighting Service and OAL[i]

Type of Light	Number	Start Date	End Date
OAL DH Metal Halide 1000W	2 lamps	7/27/17	8/24/17

OAL DH Metal Halide 1000W	$36.25/lamp 2 lamp(s) x per month	72.50

Total Area Lighting Charges $ 72.50

Area Lighting Charges

SA # : 3223910840

BILLING PERIOD 7/26/17 - 8/24/17
DAYS 29
RATE SCHEDULE Outdoor Area Lighting Service and OAL[i]

Type of Light	Number	Start Date	End Date
OAL DH Metal Halide 400W	2 lamps	7/27/17	8/24/17

OAL DH Metal Halide 400W	$21.00/lamp 2 lamp(s) x per month	42.00

Total Area Lighting Charges $ 42.00

Los Angeles Department of Water & Power

www.ladwp.com

BILL DATE	DATE DUE
Aug 24, 2017	Sep 12, 2017
ACCOUNT NUMBER	**AMOUNT DUE**
384 550 0000	$ 223.41

CUSTOMER SERVICE – 7:00 am - 6:00 pm
1-800-499-8840

RANCHO COLD STORAGE INC, 690 MESQUIT ST, LOS ANGELES, CA 90021

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Account Summary

Previous Account Balance		$ 222.85
Payment Received 8/7/17	*Thank you*	-222.85
New Charges		+ 223.41
	Total Amount Due	**$ 223.41**

Summary of New Charges

Details on following pages.

Los Angeles Department of Water and Power Charges		
800-499-8840	Fire Service Charges 7/26/17 - 8/24/17	$223.41
	Total LADWP Charges	**$ 223.41**
	Total New Charges	**$ 223.41**

PLEASE KEEP THIS PORTION FOR YOUR RECORDS. IF PAYING IN PERSON, BRING ENTIRE BILL TO CUSTOMER SERVICE CENTER

Other Important Phone Numbers

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Los Angeles Department of Water & Power
www.ladwp.com 1-800-499-8840
Hours of operation - 7 am to 6 pm

Fire Service Charges

SA # : 3845500511

BILLING PERIOD	DAYS	RATE SCHEDULE
7/26/17 - 8/24/17	29	Water Schedule E - Private Fire Service

SERVES
8" FIRE SERVICE

METER NUMBER	CURRENT READ	–	PREVIOUS READ	=	TOTAL USED
00001233-515369	0		0		0 HCF

Service Availability Charge	223.41
Subtotal Water Charges	**$223.41**

Total Fire Service Charges $ 223.41

There are no Sewer Service Charges on Fire Service



Los Angeles Department of Water & Power

www.ladwp.com

BILL DATE	DATE DUE
Aug 24, 2017	Sep 12, 2017
ACCOUNT NUMBER	**AMOUNT DUE**
393 910 0000	$ 64.53

CUSTOMER SERVICE – 7:00 am - 6:00 pm
1-800-499-8840

RANCHO COLD STORAGE INC, 658 MESQUIT ST, LOS ANGELES, CA 90021

Paying Your Bill

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BY MAIL
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IN PERSON
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Account Summary

Previous Account Balance		$ 64.37
Payment Received 8/7/17	*Thank you*	-64.37
New Charges		+ 64.53
	Total Amount Due	**$ 64.53**

Summary of New Charges

Details on following pages.

Los Angeles Department of Water and Power Charges			
800-499-8840	Fire Service Charges	7/26/17 - 8/24/17	$64.53
		Total LADWP Charges	**$ 64.53**

Total New Charges $ 64.53

PLEASE KEEP THIS PORTION FOR YOUR RECORDS. IF PAYING IN PERSON, BRING ENTIRE BILL TO CUSTOMER SERVICE CENTER

Other Important Phone Numbers

HEARING OR SPEECH-IMPAIRED - TTY
1-800-HEAR-DWP(432-7397)

CITY OF LOS ANGELES UTILITY TAX
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Correspondence Addresses

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LOS ANGELES DEPT OF WATER & POWER
PO Box 515407
Los Angeles,CA 90051-6707

Customer Service and Payment Information

WHEN TO PAY YOUR BILL

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LATE PAYMENT CHARGE

A Late Payment Charge amounting to an 18% annual rate, computed on a daily basis, may be assessed on electric and water balances that are not paid by the due date. The charge is made for each day of the billing period shown on the current bill. Service may be discontinued for nonpayment.

IF YOU QUESTION YOUR LADWP CHARGES

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ELECTRONIC CHECK CONVERSION

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Los Angeles Department of Water & Power
www.ladwp.com 1-800-499-8840
Hours of operation - 7 am to 6 pm

Fire Service Charges

SA # : 3939100187

BILLING PERIOD	DAYS	RATE SCHEDULE
7/26/17 - 8/24/17	29	Water Schedule E - Private Fire Service

SERVES
4" FIRE SERVICE

METER NUMBER	CURRENT READ	–	PREVIOUS READ	=	TOTAL USED
00000143-1299193	0		0		0 HCF

Service Availability Charge	64.53
Subtotal Water Charges	**$64.53**

Total Fire Service Charges $ 64.53

There are no Sewer Service Charges on Fire Service

Los Angeles Department of Water & Power

www.ladwp.com

BILL DATE	DATE DUE
Aug 24, 2017	Sep 12, 2017
ACCOUNT NUMBER	**AMOUNT DUE**
451 671 0000	$ 10,433.58

CUSTOMER SERVICE – 7:00 am - 6:00 pm
1-800-499-8840

RANCHO COLD STORAGE INC, 685 MESQUIT ST, LOS ANGELES, CA 90021

Paying Your Bill

AUTOMATIC PAYMENT
Automatically pay from your checking or savings by logging in at *www.ladwp.com/combillpay*

ONLINE
Pay from your checking or savings any time by logging in at *www.ladwp.com/myaccount*

BY PHONE
Pay from your checking or savings any time by calling 1-877-MYPAYDWP (1-877-697-2939)

BY MAIL
Place your payment stub and your check or money order in the envelope provided with the bill.

IN PERSON
Pay at any Customer Service Center. Locations are listed on the back of your payment stub and at *www.ladwp.com/servicecenters*

Account Summary

Previous Account Balance		$ 9,854.96
Payment Received 8/9/17	*Thank you*	-9,854.96
New Charges		+ 10,433.58
	Total Amount Due	**$ 10,433.58**

Summary of New Charges

Details on following pages

Los Angeles Department of Water and Power Charges				
800-499-8840	Electric Charges	7/25/17 - 8/23/17	61,440 kWh	$10,433.58
			Total LADWP Charges	**$ 10,433.58**

Total New Charges $ 10,433.58

PLEASE KEEP THIS PORTION FOR YOUR RECORDS IF PAYING IN PERSON BRING ENTIRE BILL TO CUSTOMER SERVICE CENTER

Other Important Phone Numbers

HEARING OR SPEECH-IMPAIRED - TTY
1-800-HEAR-DWP(432-7397)

CITY OF LOS ANGELES UTILITY TAX
1-800-215-6277

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Los Angeles Department of Water & Power
www.ladwp.com 1-800-499-8840
Hours of operation - 7 am to 6 pm

DEFINITIONS

CRPSEA – (Capped Renewable Portfolio Standard Energy Adjustment) a charge reflecting the costs associated with RPS Operations and Maintenance, RPS debt service, and Energy Efficiency Programs.

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VRPSEA – (Variable Renewable Portfolio Standard Energy Adjustment) a charge reflecting the costs of RPS market purchases and RPS costs above and beyond any Operations and Maintenance and debt service payments.

Electric Charges

SA # : 4516710848

BILLING PERIOD
7/25/17 - 8/23/17

DAYS
29

RATE SCHEDULE
A-2 and A-2[i] Primary Electric - Rate B TOU - KVAR Metered Service

NEXT SCHEDULED READ DATE
9/22/17

METER NUMBER
APMVL00222-000263

SERVES
56 LOW PEAK KVARH

PERIOD	CURRENT READ	-	PREVIOUS READ	x	MULTIPLIER	=	TOTAL USED
High Peak kW	1.55				80		124 kW
Low Peak kW	1.73				80		138.4 kW
Base kW	1.6				80		128 kW
High Peak kWh	300		210		80		7200 kWh
Low Peak kWh	466		312		80		12320 kWh
Base kWh	1641		1117		80		41920 kWh
High Peak kVarh	266		183		80		6640 kVarh
Low Peak kVarh	395		270		80		10000 kVarh
Base kVarh	1469		1004		80		37200 kVarh

Service Charge		28.00
Facilities Charge	141.6 kW x $5.36/kW	758.98
ESA	141.6 kW x $0.46/kW	65.14
RCA	141.6 kW x $0.96/kW	135.94
IRCA	141.6 kW x $0.99/kW	140.18
IRCA based on KWH	61,440 kWH x $0.0003/kWH	18.43
High Peak High Season Demand	124 kW x $10.00/kW	1,240.00
High Peak High Season Energy	7,200 kWh x $0.05866/kWh	422.35
High Peak ECA	7,200 kWh x $0.0569/kWh	409.68
High Peak VEA	7,200 kWh x $-0.00779/kWh	-56.09
High Peak CRPSEA	7,200 kWh x $0.00436/kWh	31.39
High Peak VRPSEA	7,200 kWh x $0.01183/kWh	85.18
High Peak Subtotal	***(7,200 kWh x $0.29618/kWh)***	***$2,132.51***
Low Peak High Season Demand	138.4 kW x $3.75/kW	519.00
Low Peak High Season Energy	12,320 kWh x $0.05139/kWh	633.12
Low Peak ECA	12,320 kWh x $0.0569/kWh	701.01
Low Peak VEA	12,320 kWh x $-0.00779/kWh	-95.97
Low Peak CRPSEA	12,320 kWh x $0.00436/kWh	53.72
Low Peak VRPSEA	12,320 kWh x $0.01183/kWh	145.75
Low Peak Subtotal	***(12,320 kWh x $0.15882/kWh)***	***$1,956.63***
Base High Season Demand	128 kW x $0.00/kW	0.00
Base High Season Energy	41,920 kWh x $0.03066/kWh	1,285.27
Base ECA	41,920 kWh x $0.0569/kWh	2,385.25
Base VEA	41,920 kWh x $-0.00779/kWh	-326.56
Base CRPSEA	41,920 kWh x $0.00436/kWh	182.77
Base VRPSEA	41,920 kWh x $0.01183/kWh	495.91

(Continued on next page)

Los Angeles Department of Water & Power
www.ladwp.com 1-800-499-8840
Hours of operation - 7 am to 6 pm

(Continued from previous page)

Base Subtotal (41,920 kWh x $0.09596/kWh)		***$4,022.64***
Subtotal Electric Charges		**$9,258.45**
City of Los Angeles Utility Tax	$9,258.45 x 12.5%	1,157.31
State Energy Surcharge	61,440 kWh x $0.00029/kWh	17.82
	Total Electric Charges	**$ 10,433.58**

Green Power for a Green LA--LADWP's Green Power program replaces electricity from polluting power plants with energy generated from renewable resources. To learn more and sign up, visit www.ladwp.com/greenpower

DEFINITIONS

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Electric Definitions

Demand Charge – a charge related to maximum power measured in kilowatts (kW). It is the highest kW as measured by the meter over a continuous 15 minute interval during the billing period.

Facilities Charge – a charge to recover the cost of transformer and line capacity used in meeting customer's maximum demand as recorded in the last twelve months.

kVarh – (kilo-var-hour) the units in which electric reactive energy usage is measured. One kVarh equals 1000 volt-ampere reactive energy use for one hour.

Minimum Charge – an amount charged if your usage falls below a certain minimum level to cover costs for services provided such as meter reading, billing, postage, etc. when a service charge is not applicable.

Power Factor – the ratio of real Energy (kWh) to reactive energy (kVarh) for a given time period. The Maximum value is 1.0.

Rate Schedule – rates, based on type of use, approved by the Board of Water and Power Commissioners and adopted by the City Council. For a list, visit www.ladwp.com.

RPS – Renewable Portfolio Standard program to increase the use of energy from photovoltaics, wind, biomass, and other renewable sources.

Service Charge – a charge for services provided such as meter reading, billing, postage, etc.

Time-of-Use – Time-of-Use rates are based on the time of day that you use electricity. During the Base hours, when customer use is low, your price will be lower than the standard rate. Prices during Low Peak hours are slightly higher than standard rate. In High Peak hours, the cost to supply energy is the highest, and it will cost more than the standard rate.

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Los Angeles Department of Water & Power

www.ladwp.com

BILL DATE	DATE DUE
Aug 24, 2017	Sep 12, 2017
ACCOUNT NUMBER	**AMOUNT DUE**
493 910 0000	$ 1,374.46

CUSTOMER SERVICE – 7:00 am - 6:00 pm
1-800-499-8840

RANCHO COLD STORAGE INC, 658 MESQUIT ST, LOS ANGELES, CA 90021

Paying Your Bill

AUTOMATIC PAYMENT
Automatically pay from your checking or savings by logging in at
www ladwp com/combillpay

ONLINE
Pay from your checking or savings any time by logging in at
www ladwp com/myaccount

BY PHONE
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www ladwp com/servicecenters

Account Summary

Previous Account Balance		$ 1,361.26
Payment Received 8/7/17	*Thank you*	-1,361.26
New Charges		+ 1,374.46
	Total Amount Due	**$ 1,374.46**

Summary of New Charges

Details on following pages.

Los Angeles Department of Water and Power Charges				
800-499-8840	Electric Charges	7/25/17 - 8/23/17	7,361 kWh	$1,374.46
			Total LADWP Charges	**$ 1,374.46**

Total New Charges $ 1,374.46

PLEASE KEEP THIS PORTION FOR YOUR RECORDS. IF PAYING IN PERSON, BRING ENTIRE BILL TO CUSTOMER SERVICE CENTER.

Other Important Phone Numbers

HEARING OR SPEECH-IMPAIRED - TTY
1-800-HEAR-DWP(432-7397)

CITY OF LOS ANGELES UTILITY TAX
1-800-215-6277

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PO Box 515407
Los Angeles,CA 90051-6707

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Los Angeles Department of Water & Power
www.ladwp.com 1-800-499-8840
Hours of operation - 7 am to 6 pm

DEFINITIONS

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Electric Charges

SA # : 4939100550

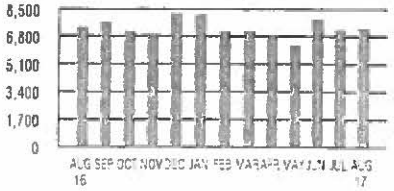
BILLING PERIOD 7/25/17 - 8/23/17
DAYS 29

RATE SCHEDULE
A-1 and A-1 [i] Small General Electric - Rate A Standard Service

NEXT SCHEDULED READ DATE
9/22/17

METER NUMBER
M00009-00977696

USAGE HISTORY *(Total kWh)*



	Prev Yr	Aug 17
Total kWh used	7,407	7,361
Average daily kWh	255	254
Days in billing period	29	29
Your average daily cost of electricity		$47.40
Highest Demand in last 12 months:		19.02 kW

DESCRIPTION	CURRENT READ	–	PREVIOUS READ	=	TOTAL USED
Demand kW	18.25				18.25 kW
Energy kWh	96573		89212		7361 kWh

Service Charge		7.00
Facilities Charge	19.02 kW x $5.36/kW	101.95
ESA	19.02 kW x $0.46/kW	8.75
RCA	19.02 kW x $0.96/kW	18.26
IRCA	19.02 kW x $0.99/kW	18.83
IRCA based on KWH	7,361 kWH x $0.0003/kWH	2.21
Energy Charge High Season	7,361 kWh x $0.07909/kWh	582.18
ECA	7,361 kWh x $0.0569/kWh	418.84
VEA	7,361 kWh x $-0.00779/kWh	-57.34
CRPSEA	7,361 kWh x $0.00436/kWh	32.09
VRPSEA	7,361 kWh x $0.01183/kWh	87.08
Subtotal Electric Charges		**$1,219.85**
City of Los Angeles Utility Tax	$1,219.85 x 12.5%	152.48
State Energy Surcharge	7,361 kWh x $0.00029/kWh	2.13
	Total Electric Charges	**$ 1,374.46**

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Los Angeles Department of Water & Power

www.ladwp.com

BILL DATE	DATE DUE
Aug 24, 2017	Sep 12, 2017
ACCOUNT NUMBER	**AMOUNT DUE**
593 910 0000	$ 436.73

CUSTOMER SERVICE – 7:00 am - 6:00 pm
1-800-499-8840

RANCHO COLD STORAGE INC, 658 MESQUIT ST, LOS ANGELES, CA 90021

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Account Summary

Previous Account Balance		$ 452.27
Payment Received 8/7/17	*Thank you*	-452.27
New Charges		+ 436.73
	Total Amount Due	**$ 436.73**

Summary of New Charges

Details on following pages.

Los Angeles Department of Water and Power Charges		
800-499-8840	Water Charges 7/25/17 - 8/23/17 60 HCF	$332.46
	Total LADWP Charges	**$ 332.46**

LADWP provides billing services for the Bureau of Sanitation. All money collected for the services listed in the City of Los Angeles Bureau of Sanitation Charges section is forwarded to them.

City of Los Angeles Bureau of Sanitation Charges		
800-773-2489	Sewer Charges 7/25/17 - 8/23/17	$104.27
	Total Sanitation Charges	**$ 104.27**

Total New Charges $ 436.73

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Other Important Phone Numbers

HEARING OR SPEECH-IMPAIRED - TTY
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Los Angeles Department of Water & Power
www.ladwp.com 1-800-499-8840
Hours of operation - 7 am to 6 pm

DEFINITIONS

HCF – (Hundred Cubic Feet) the units in which water usage is measured. One HCF equals 748 gallons

Rate Schedule – rates based on type of use, approved by the Board of Water and Power Commissioners and adopted by the City Council. For a list, visit www.ladwp.com

Tier (Commercial) – One of two usage ranges used in a pricing method that provides an incentive to conserve water. The first usage range (Winter Tier 1 allotment) is based on average consumption for the preceding Dec. - Mar. Any usage over the Tier 1 allotment is billed at a higher rate (Tier 2). During the High Season months (June 1 - Sept. 30), Tier 1 allotment shall be 105% of Winter Tier 1 allotment Shortage year water rates no longer apply.

Water Charges

BILLING PERIOD 7/25/17 - 8/23/17 **DAYS** 29

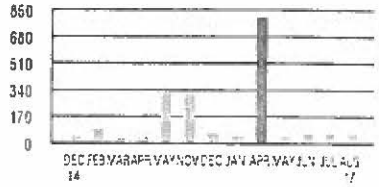
RATE SCHEDULE
Water Schedule C - Comm, Ind, Govt and Temp Service

NEXT SCHEDULED READ DATE
9/22/17

SERVES
SM DIAL COM'L BLDG

SA # : 5939100574

USAGE HISTORY *(Total HCF)*



	Prev Yr	Aug 17
Total HCF used	806	60
Average daily gallons	1328	1548
Days in billing period	454	29
Your average daily cost of water		$11.46
Your average cost per gallon of water		$0.01

1 Hundred Cubic Feet (HCF) = 748 Gallons

METER NUMBER	DESCRIPTION	CURRENT READ	-	PREVIOUS READ	=	TOTAL USED
96120718	SMALL	1034		974		60 HCF
96120718	LARGE	0		0		0 HCF

Tier 1 Water	60 HCF x $5.541/HCF	332.46
Subtotal Water Charges		**$332.46**

Total Water Charges $ 332.46

Your Water Usage by Tier

Tier 1 Water Allotment $5.541/HCF	Tier 2
60 HCF	More than 60 HCF

Usage is billed at different rates, depending on how much you use. The graph shows how your water usage relates to these tiers, and the rate you paid in each tier. For more, visit www.ladwp.com/res_water

July - December 2017 Biannual Notice of Change in LADWP WATER RATES

Julio - diciembre 2017 Aviso bianual de cambio a las TARIFAS DE AGUA DE LADWP

This notice is to inform you of the expected biannual water rate adjustments authorized by the Water Rate Ordinance for the City of Los Angeles that reflect the cost of buying water from the Metropolitan Water District (MWD) and executing other water projects and programs. These factors will become effective July 1, 2017. Individual rate adjustments will be an increase or decrease, as shown below. More information about LADWP's water rates can be found on the Department website at www.ladwp.com/waterrates.

Este aviso es para informarle del ajuste bianual a las tarifas de agua autorizados por la Ordenanza de la Tarifa de Agua de la Ciudad de Los Angeles que reflejan el costo de comprar agua del Metropolitan Water District (MWD) y para otros proyectos y programas de agua. Estos factores tomaran vigencia a partir del 1º de julio, 2017. Ajustes de tarifa individuales aumentarán o disminuirán en la muestra a continuación. una reduccion, como demostrado debajo. Más información sobre las tarifas de agua de LADWP está disponible en el sitio Web del departamento: www.ladwp.com/waterrates.

The factors below are per Hundred Cubic Feet (HCF) of water used.
One HCF equals 748 gallons.

Las tarifas debajo son por unidades de cien pies cúbicos (HCF, por sus siglas en inglés) de agua usada. Un HCF es igual a 748 galones.

Water Rate Adjustment Factors	Factores de Ajustes de Tarifas de Agua	Jan - Jun 2017 ene - jun 2017	Increase (Decrease) from Previous Quarter Aumento (Reducir) del Trimestre Previo	Jul - Dec 2017 jul - dic 2017
Water Supply Cost Adjustment Factor Tier 1	Ajuste al Costo de Suministro de Agua Nivel 1	$ 1.525	($ 0.404)	$ 1.121
Water Supply Cost Adjustment Factor Tier 2	Ajuste al Costo de Suministro de Agua Nivel 2	$ 2.974	($ 0.223)	$ 2.751
Water Supply Cost Adjustment Factor Tier 3	Ajuste al Costo de Suministro de Agua Nivel 3	$ 3.093	$ 1.168	$ 4.261
Water Supply Cost Adjustment Factor Tier 4	Ajuste al Costo de Suministro de Agua Nivel 4	$ 3.093	$ 1.267	$ 4.360
Water Quality Improvement	Mejoras de Calidad de Agua	$ 1.376	($ 0.106)	$ 1.270
Owens Valley Regulatory	Regulador de Owens Valley	$ 0.297	($ 0.024)	$ 0.273
Water Infrastructure	Infraestructura de Agua	$ 0.351	$ 0.121	$ 0.472
Base Rate Revenue Target Adjustment Factor	Ajuste de Objetivo Básico de Ingresos			
Schedule A	Calendario A	$ 0.235	$ 0.000	$ 0.235
Schedule B	Calendario B	$ 0.339	$ 0.000	$ 0.339
Schedule Other	Calendario Otro	$ 0.105	$ 0.000	$ 0.105
Low-Income Subsidy	Subsidio para Clientes de Bajos Recursos	$ 0.135	($ 0.015)	$ 0.120
Water Expense Stabilization	Estabilización del Costo de Agua	$ 0.181	$ 0.000	$ 0.181

For the year beginning January 1, 2017 and ending December 31, 2017, Outside City Surcharge will be $0.000, a decrease of $0.441 from the January 2016 - December 2016 surcharge of $0.441.

Para el año empezando el 1 de enero de 2017 y terminando el 31 de diciembre, de Recargo Fuera de la Ciudad será $0.000, una reducción de $0.441 del recargo de enero 2016 a diciembre 2016 de $0.441

www.lacitysan.org 1-800-773-2489
Hours of operation - 24/7

DEFINITIONS

Low Income Sewer Surcharge - an amount charged to each customer to help cover the costs of providing sewer service subsidies to low income customers, required by state and federal law

Sewer Service Charge - (SSC) a charge for use of the sewer system, to cover the costs of constructing and maintaining wastewater facilities such as sewers and sewage treatment plants, and for treating sewage.

Sewer Charges

SA # :5939100573

BILLING PERIOD	DAYS	SEWER RATE SCHEDULE
7/25/17 - 8/23/17	29	Sewer Service Charge - Multi Dwell and Commercial

Sewer Service Charge*	21.60000 HCF x $4.80/HCF	103.68
Sewer Service Low Income Surcharge*		0.59
Total Sewer Charges		**$ 104.27**

**Your Sewer Service Charge is calculated on 36% of your water consumption*

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Los Angeles Department of Water & Power

www.ladwp.com

BILL DATE	DATE DUE
Aug 24, 2017	Sep 12, 2017
ACCOUNT NUMBER	**AMOUNT DUE**
693 910 0000	$ 5,507.70

CUSTOMER SERVICE – 7:00 am - 6:00 pm
1-800-499-8840

RANCHO COLD STORAGE INC, 653 MESQUIT ST, LOS ANGELES, CA 90021

Paying Your Bill

AUTOMATIC PAYMENT
Automatically pay from your checking or savings by logging in at *www ladwp com/combillpay*

ONLINE
Pay from your checking or savings any time by logging in at *www ladwp com/myaccount*

BY PHONE
Pay from your checking or savings any time by calling 1-877-MYPAYDWP (1-877-697-2939)

BY MAIL
Place your payment stub and your check or money order in the envelope provided with the bill.

IN PERSON
Pay at any Customer Service Center. Locations are listed on the back of your payment stub and at *www ladwp com/servicecenters*

Account Summary

Previous Account Balance		$ 5,722.36
Payment Received 8/7/17	*Thank you*	-5,722.36
New Charges		+ 5,507.70
	Total Amount Due	**$ 5,507.70**

Summary of New Charges

Details on following pages.

Los Angeles Department of Water and Power Charges				
800-499-8840	Electric Charges	7/25/17 - 8/23/17	29,920 kWh	$5,507.70
			Total LADWP Charges	**$ 5,507.70**

Total New Charges $ 5,507.70

PLEASE KEEP THIS PORTION FOR YOUR RECORDS. IF PAYING IN PERSON, BRING ENTIRE BILL TO CUSTOMER SERVICE CENTER

Other Important Phone Numbers

HEARING OR SPEECH-IMPAIRED - TTY
1-800-HEAR-DWP(432-7397)

CITY OF LOS ANGELES UTILITY TAX
1-800-215-6277

Correspondence Addresses

Please do not send correspondence with your payment. It may be delayed or lost.

LOS ANGELES DEPT OF WATER & POWER
PO Box 515407
Los Angeles,CA 90051-6707

Customer Service and Payment Information

WHEN TO PAY YOUR BILL

Your bill is due and payable on presentation and shall become delinquent nineteen days after the date of presentation. The payment due on your bill applies to the current charges only and does not extend the due date on any unpaid previous balance. Current City of Los Angeles policy provides for notification ten (10) days prior to discontinuance of service for nonpayment.

LATE PAYMENT CHARGE

A Late Payment Charge amounting to an 18% annual rate, computed on a daily basis, may be assessed on electric and water balances that are not paid by the due date. The charge is made for each day of the billing period shown on the current bill. Service may be discontinued for nonpayment.

IF YOU QUESTION YOUR LADWP CHARGES

Please contact a representative by calling the Customer Service Telephone Number or by going into any of the Department of Water and Power Customer Service Centers listed on the back of your payment stub or email us using our Customer Service form at www.ladwp.com/contactus. After receiving an explanation, you may ask for more information from a supervisor. If you still disagree with the charges, you have a right to a management-level review. To ask for a management-level review, send a written request to: LADWP Customer Relations Office, P.O. Box 51111, Los Angeles, CA 90051-0100. You must pay the undisputed portion of the bill within 7 days of the request for a management-level review. Your account will be reviewed and you will be informed of the result.

ELECTRONIC CHECK CONVERSION

Your payment may be processed as a check transaction or a one-time electronic fund transfer, which means funds may be withdrawn the same day as payment, and you will not receive your check back from your bank. For more information on electronic fund transfers and fees for insufficient funds, please see *www.ladwp.com/checkconversion*.

Los Angeles Department of Water & Power
www.ladwp.com 1-800-499-8840
Hours of operation - 7 am to 6 pm

DEFINITIONS

CRPSEA – (Capped Renewable Portfolio Standard Energy Adjustment) a charge reflecting the costs associated with RPS Operations and Maintenance, RPS debt service, and Energy Efficiency Programs.

ECA – (Energy Cost Adjustment) an adjustment that reflects the variations of fuel, energy and other associated costs.

ESA – (Electric Subsidy Adjustment) a charge reflecting the costs of subsidies including senior, disabled, low income, traffic control lighting, and enterprise zone.

IRCA – (Incremental Reliability Cost Adjustment) a charge reflecting Operations and Maintenance and debt service related to Power Reliability Program cost and legacy RCA under-collection.

kWh – (kilo-watt-hour) the units in which electric usage is measured. One kWh equals 1000 watts of electricity used for one hour.

RCA – (Reliability Cost Adjustment) a charge reflecting the costs to support additional capital investments needed to improve reliability in areas of power distribution, transmission and generation infrastructure.

VEA – (Variable Energy Adjustment) a charge reflecting the costs of fuel, non-RPS power purchase agreements, non-RPS economy purchases, legacy ECAF under-collection, and base rate decoupling from energy efficiency impact.

VRPSEA – (Variable Renewable Portfolio Standard Energy Adjustment) a charge reflecting the costs of RPS market purchases and RPS costs above and beyond any Operations and Maintenance and debt service payments.

Electric Charges

SA # : 6939100542

BILLING PERIOD 7/25/17 - 8/23/17
DAYS 29

RATE SCHEDULE
A-2 and A-2[i] Primary Electric - Rate B TOU - KVAR Metered Service

NEXT SCHEDULED READ DATE
9/22/17

METER NUMBER
APMV00226-0000842
6

SERVES
BASE KVARH

PERIOD	CURRENT READ	–	PREVIOUS READ	x	MULTIPLIER	=	TOTAL USED
High Peak kW	0.48				160		76.8 kW
Low Peak kW	0.51				160		81.6 kW
Base kW	0.42				160		67.2 kW
High Peak kWh	2320		2293		160		4320 kWh
Low Peak kWh	3299		3261		160		6080 kWh
Base kWh	11627		11505		160		19520 kWh
High Peak kVarh	1843		1822		160		3360 kVarh
Low Peak kVarh	2694		2662		160		5120 kVarh
Base kVarh	9937		9825		160		17920 kVarh

Service Charge		28.00
Facilities Charge	84.8 kW x $5.36/kW	454.53
ESA	84.8 kW x $0.46/kW	39.01
RCA	84.8 kW x $0.96/kW	81.41
IRCA	84.8 kW x $0.99/kW	83.95
IRCA based on KWH	29,920 kWH x $0.0003/kWH	8.98
High Peak High Season Demand	76.8 kW x $10.00/kW	768.00
High Peak High Season Energy	4,320 kWh x $0.05866/kWh	253.41
High Peak ECA	4,320 kWh x $0.0569/kWh	245.81
High Peak VEA	4,320 kWh x $-0.00779/kWh	-33.65
High Peak CRPSEA	4,320 kWh x $0.00436/kWh	18.84
High Peak VRPSEA	4,320 kWh x $0.01183/kWh	51.11
High Peak Subtotal	***(4,320 kWh x $0.30174/kWh)***	***$1,303.52***
Low Peak High Season Demand	81.6 kW x $3.75/kW	306.00
Low Peak High Season Energy	6,080 kWh x $0.05139/kWh	312.45
Low Peak ECA	6,080 kWh x $0.0569/kWh	345.95
Low Peak VEA	6,080 kWh x $-0.00779/kWh	-47.36
Low Peak CRPSEA	6,080 kWh x $0.00436/kWh	26.51
Low Peak VRPSEA	6,080 kWh x $0.01183/kWh	71.93
Low Peak Subtotal	***(6,080 kWh x $0.16702/kWh)***	***$1,015.48***
Base High Season Demand	67.2 kW x $0.00/kW	0.00
Base High Season Energy	19,520 kWh x $0.03066/kWh	598.48
Base ECA	19,520 kWh x $0.0569/kWh	1,110.69
Base VEA	19,520 kWh x $-0.00779/kWh	-152.06
Base CRPSEA	19,520 kWh x $0.00436/kWh	85.11
Base VRPSEA	19,520 kWh x $0.01183/kWh	230.92

(Continued on next page)

Los Angeles Department of Water & Power
www.ladwp.com 1-800-499-8840
Hours of operation - 7 am to 6 pm

DEFINITIONS

CRPSEA – (Capped Renewable Portfolio Standard Energy Adjustment) a charge reflecting the costs associated with RPS Operations and Maintenance, RPS debt service, and Energy Efficiency Programs.

ECA – (Energy Cost Adjustment) an adjustment that reflects the variations of fuel, energy and other associated costs.

ESA – (Electric Subsidy Adjustment) a charge reflecting the costs of subsidies including senior, disabled, low income, traffic control lighting, and enterprise zone.

IRCA – (Incremental Reliability Cost Adjustment) a charge reflecting Operations and Maintenance and debt service related to Power Reliability Program cost and legacy RCA under-collection.

kWh – (kilo-watt-hour) the units in which electric usage is measured. One kWh equals 1000 watts of electricity used for one hour.

RCA – (Reliability Cost Adjustment) a charge reflecting the costs to support additional capital investments needed to improve reliability in areas of power distribution, transmission and generation infrastructure.

VEA – (Variable Energy Adjustment) a charge reflecting the costs of fuel, non-RPS power purchase agreements, non-RPS economy purchases, legacy ECAF under-collection, and base rate decoupling from energy efficiency impact.

VRPSEA – (Variable Renewable Portfolio Standard Energy Adjustment) a charge reflecting the costs of RPS market purchases and RPS costs above and beyond any Operations and Maintenance and debt service payments.

(Continued from previous page)

Base Subtotal (19,520 kWh x $0.09596/kWh)		***$1,873.14***
Subtotal Electric Charges		**$4,888.02**
City of Los Angeles Utility Tax	$4,888.02 x 12.5%	611.00
State Energy Surcharge	29,920 kWh x $0.00029/kWh	8.68
	Total Electric Charges	**$ 5,507.70**

Green Power for a Green LA --LADWP's Green Power program replaces electricity from polluting power plants with energy generated from renewable resources. To learn more and sign up visit www.ladwp.com/greenpower

Electric Definitions

Demand Charge – a charge related to maximum power measured in kilowatts (kW). It is the highest kW as measured by the meter over a continuous 15 minute interval during the billing period.

Facilities Charge – a charge to recover the cost of transformer and line capacity used in meeting customer's maximum demand as recorded in the last twelve months.

kVarh – (kilo-var-hour) the units in which electric reactive energy usage is measured. One kVarh equals 1000 volt-ampere reactive energy use for one hour.

Minimum Charge – an amount charged if your usage falls below a certain minimum level to cover costs for services provided such as meter reading, billing, postage, etc. when a service charge is not applicable.

Power Factor – the ratio of real Energy (kWh) to reactive energy (kVarh) for a given time period. The Maximum value is 1.0.

Rate Schedule – rates, based on type of use, approved by the Board of Water and Power Commissioners and adopted by the City Council. For a list, visit www.ladwp.com.

RPS – Renewable Portfolio Standard program to increase the use of energy from photovoltaics, wind, biomass, and other renewable sources.

Service Charge – a charge for services provided such as meter reading, billing, postage, etc.

Time-of-Use – Time-of-Use rates are based on the time of day that you use electricity. During the Base hours, when customer use is low, your price will be lower than the standard rate. Prices during Low Peak hours are slightly higher than standard rate. In High Peak hours, the cost to supply energy is the highest, and it will cost more than the standard rate.

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Los Angeles Department of Water & Power

www.ladwp.com

BILL DATE	DATE DUE
Aug 24, 2017	Sep 12, 2017
ACCOUNT NUMBER	**AMOUNT DUE**
793 910 0000	$ 4,080.42

CUSTOMER SERVICE – 7:00 am - 6:00 pm
1-800-499-8840

RANCHO COLD STORAGE INC, 668 MESQUIT ST, LOS ANGELES, CA 90021

Paying Your Bill

AUTOMATIC PAYMENT
Automatically pay from your checking or savings by logging in at *www.ladwp.com/combillpay*

ONLINE
Pay from your checking or savings any time by logging in at *www.ladwp.com/myaccount*

BY PHONE
Pay from your checking or savings any time by calling 1-877-MYPAYDWP (1-877-697-2939)

BY MAIL
Place your payment stub and your check or money order in the envelope provided with the bill.

IN PERSON
Pay at any Customer Service Center. Locations are listed on the back of your payment stub and at *www.ladwp.com/servicecenters*

Account Summary

Previous Account Balance		$ 1,810.09
Payment Received 8/7/17	*Thank you*	-1,810.09
New Charges		+ 4,080.42
	Total Amount Due	**$ 4,080.42**

Summary of New Charges

Details on following pages.

Los Angeles Department of Water and Power Charges

800-499-8840	Water Charges	7/25/17 - 8/23/17	423 HCF	$2,671.43
			Total LADWP Charges	**$ 2,671.43**

LADWP provides billing services for the Bureau of Sanitation. All money collected for the services listed in the City of Los Angeles Bureau of Sanitation Charges section is forwarded to them.

City of Los Angeles Bureau of Sanitation Charges

800-773-2489	Sewer Charges	7/25/17 - 8/23/17	$1,408.99
		Total Sanitation Charges	**$ 1,408.99**

Total New Charges $ 4,080.42

PLEASE KEEP THIS PORTION FOR YOUR RECORDS. IF PAYING IN PERSON, BRING ENTIRE BILL TO CUSTOMER SERVICE CENTER.

Other Important Phone Numbers

HEARING OR SPEECH-IMPAIRED - TTY
1-800-HEAR-DWP(432-7397)

CITY OF LOS ANGELES UTILITY TAX
1-800-215-6277

Correspondence Addresses

Please do not send correspondence with your payment. It may be delayed or lost.

LOS ANGELES DEPT OF WATER & POWER
PO Box 515407
Los Angeles,CA 90051-6707

Customer Service and Payment Information

WHEN TO PAY YOUR BILL

Your bill is due and payable on presentation and shall become delinquent nineteen days after the date of presentation. The payment due on your bill applies to the current charges only and does not extend the due date on any unpaid previous balance. Current City of Los Angeles policy provides for notification ten (10) days prior to discontinuance of service for nonpayment.

LATE PAYMENT CHARGE

A Late Payment Charge amounting to an 18% annual rate, computed on a daily basis, may be assessed on electric and water balances that are not paid by the due date. The charge is made for each day of the billing period shown on the current bill. Service may be discontinued for nonpayment.

IF YOU QUESTION YOUR LADWP CHARGES

Please contact a representative by calling the Customer Service Telephone Number or by going into any of the Department of Water and Power Customer Service Centers listed on the back of your payment stub or email us using our Customer Service form at www.ladwp.com/contactus. After receiving an explanation, you may ask for more information from a supervisor. If you still disagree with the charges, you have a right to a management-level review. To ask for a management-level review, send a written request to: LADWP Customer Relations Office, P.O. Box 51111, Los Angeles, CA 90051-0100. You must pay the undisputed portion of the bill within 7 days of the request for a management-level review. Your account will be reviewed and you will be informed of the result.

ELECTRONIC CHECK CONVERSION

Your payment may be processed as a check transaction or a one-time electronic fund transfer, which means funds may be withdrawn the same day as payment, and you will not receive your check back from your bank. For more information on electronic fund transfers and fees for insufficient funds, please see *www.ladwp.com/checkconversion*.

Los Angeles Department of Water & Power
www.ladwp.com 1-800-499-8840
Hours of operation - 7 am to 6 pm

DEFINITIONS

HCF – (Hundred Cubic Feet) the units in which water usage is measured. One HCF equals 748 gallons

Rate Schedule – rates, based on type of use, approved by the Board of Water and Power Commissioners and adopted by the City Council. For a list, visit www.ladwp.com

Tier (Commercial) – One of two usage ranges used in a pricing method that provides an incentive to conserve water. The first usage range (Winter Tier 1 allotment) is based on average consumption for the preceding Dec. - Mar. Any usage over the Tier 1 allotment is billed at a higher rate (Tier 2). During the High Season months (June 1 - Sept. 30), Tier 1 allotment shall be 105% of Winter Tier 1 allotment. Shortage year water rates no longer apply.

Water Charges

BILLING PERIOD 7/25/17 - 8/23/17
DAYS 29
RATE SCHEDULE
Water Schedule C - Comm, Ind, Govt and Temp Service
NEXT SCHEDULED READ DATE
9/22/17
SERVES
668--70

SA # : 7939100928

USAGE HISTORY *(Total HCF)*



*Tier usage detail unavailable due to rate changes in effect

	Prev Yr	Aug 17
Total HCF used	428	423
Average daily gallons	11039	10910
Days in billing period	29	29
Your average daily cost of water		$92.12
Your average cost per gallon of water		$0.01

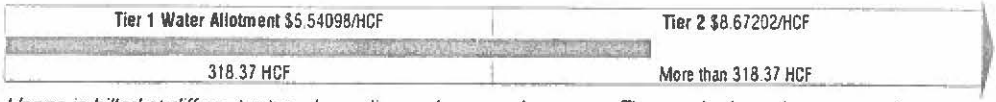
1 Hundred Cubic Feet (HCF) = 748 Gallons

METER NUMBER	DESCRIPTION	CURRENT READ	–	PREVIOUS READ	=	TOTAL USED
96118402	SMALL	1151		995		156 HCF
96118402	LARGE	22051		21784		267 HCF

Tier 1 Water	318.37157 HCF x $5.54098/HCF	1,764.09
Tier 2 Water	104.62843 HCF x $8.67202/HCF	907.34
Subtotal Water Charges		**$2,671.43**

Total Water Charges $ 2,671.43

Your Water Usage by Tier



Usage is billed at different rates, depending on how much you use. The graph shows how your water usage relates to these tiers, and the rate you paid in each tier. For more, visit www.ladwp.com/res_water

July - December 2017 Biannual Notice of Change in LADWP WATER RATES

Julio - diciembre 2017 Aviso bianual de cambio a las TARIFAS DE AGUA DE LADWP

This notice is to inform you of the expected biannual water rate adjustments authorized by the Water Rate Ordinance for the City of Los Angeles that reflect the cost of buying water from the Metropolitan Water District (MWD) and executing other water projects and programs. These factors will become effective July 1, 2017. Individual rate adjustments will be an increase or decrease, as shown below. More information about LADWP's water rates can be found on the Department website at www.ladwp.com/waterrates.

Este aviso es para informarle del ajuste bianual a las tarifas de agua autorizados por la Ordenanza de la Tarifa de Agua de la Ciudad de Los Angeles que reflejan el costo de comprar agua del Metropolitan Water District (MWD) y para otros proyectos y programas de agua. Estos factores tomaran vigencia a partir del 1º de julio, 2017. Ajustes de tarifa individuales aumentarán o disminuirán en la muestra a continuación. una reduccion, como demostrado debajo. Más información sobre las tarifas de agua de LADWP está disponible en el sitio Web del departamento: www.ladwp.com/waterrates.

The factors below are per Hundred Cubic Feet (HCF) of water used.
One HCF equals 748 gallons.

Las tarifas debajo son por unidades de cien pies cúbicos (HCF, por sus siglas en inglés) de agua usada. Un HCF es igual a 748 galones.

Water Rate Adjustment Factors	Factores de Ajustes de Tarifas de Agua	Jan - Jun 2017 ene - jun 2017	Increase (Decrease) from Previous Quarter Aumento (Reducir) del Trimestre Previo	Jul - Dec 2017 jul - dic 2017
Water Supply Cost Adjustment Factor Tier 1	Ajuste al Costo de Suministro de Agua Nivel 1	$ 1.525	($ 0.404)	$ 1.121
Water Supply Cost Adjustment Factor Tier 2	Ajuste al Costo de Suministro de Agua Nivel 2	$ 2.974	($ 0.223)	$ 2.751
Water Supply Cost Adjustment Factor Tier 3	Ajuste al Costo de Suministro de Agua Nivel 3	$ 3.093	$ 1.168	$ 4.261
Water Supply Cost Adjustment Factor Tier 4	Ajuste al Costo de Suministro de Agua Nivel 4	$ 3.093	$ 1.267	$ 4.360
Water Quality Improvement	Mejoras de Calidad de Agua	$ 1.376	($ 0.106)	$ 1.270
Owens Valley Regulatory	Regulador de Owens Valley	$ 0.297	($ 0.024)	$ 0.273
Water Infrastructure	Infraestructura de Agua	$ 0.351	$ 0.121	$ 0.472
Base Rate Revenue Target Adjustment Factor	Ajuste de Objetivo Básico de Ingresos			
Schedule A	Calendario A	$ 0.235	$ 0.000	$ 0.235
Schedule B	Calendario B	$ 0.339	$ 0.000	$ 0.339
Schedule Other	Calendario Otro	$ 0.105	$ 0.000	$ 0.105
Low-Income Subsidy	Subsidio para Clientes de Bajos Recursos	$ 0.135	($ 0.015)	$ 0.120
Water Expense Stabilization	Estabilización del Costo de Agua	$ 0.181	$ 0.000	$ 0.181

For the year beginning January 1, 2017 and ending December 31, 2017, Outside City Surcharge will be $0.000, a decrease of $0.441 from the January 2016 - December 2016 surcharge of $0.441.

Para el año empezando el 1 de enero de 2017 y terminando el 31 de diciembre, de Recargo Fuera de la Ciudad será $0.000, una reducción de $0.441 del recargo de enero 2016 a diciembre 2016 de $0.441

Sewer Charges

SA # : 7939100927

BILLING PERIOD	DAYS	SEWER RATE SCHEDULE
7/25/17 - 8/23/17	29	Sewer Service Charge - Multi Dwell and Commercial

Sewer Service Charge*	291.87000 HCF x $4.80/HCF	1,400.98
Sewer Service Low Income Surcharge*		8.01
Total Sewer Charges		**$ 1,408.99**

Your Sewer Service Charge is calculated on 69% of your water consumption

www.lacitysan.org 1-800-773-2489
Hours of operation - 24/7

DEFINITIONS

Low Income Sewer Surcharge - an amount charged to each customer to help cover the costs of providing sewer service subsidies to low income customers, required by state and federal law.

Sewer Service Charge - (SSC) a charge for use of the sewer system, to cover the costs of constructing and maintaining wastewater facilities such as sewers and sewage treatment plants, and for treating sewage.

PRINTED ON RECYCLED PAPER

Los Angeles Department of Water & Power

www.ladwp.com

BILL DATE
Aug 24, 2017

ACCOUNT NUMBER
893 910 0000

DATE DUE
No Payment Due

AMOUNT DUE
$ 0.00

CUSTOMER SERVICE – 7:00 am - 6:00 pm
1-800-499-8840

Paying Your Bill

AUTOMATIC PAYMENT
Automatically pay from your checking or savings by logging in at *www.ladwp.com/combillpay*

ONLINE
Pay from your checking or savings any time by logging in at *www.ladwp.com/myaccount*

BY PHONE
Pay from your checking or savings any time by calling 1-877-MYPAYDWP (1-877-697-2939)

BY MAIL
Place your payment stub and your check or money order in the envelope provided with the bill.

IN PERSON
Pay at any Customer Service Center. Locations are listed on the back of your payment stub and at *www.ladwp.com/servicecenters*

Account Summary

Previous Account Balance		$ 25,131.76
Payment Received 8/23/17	*Thank you*	-25,131.76
Total Amount Due		**$ 0.00**

Total New Charges $ 0.00

PLEASE KEEP THIS PORTION FOR YOUR RECORDS IF PAYING IN PERSON, BRING ENTIRE BILL TO CUSTOMER SERVICE CENTER

Los Angeles Department of Water & Power

P.O. Box 30808 • Los Angeles, CA 90030-0808

THIS IS YOUR BILL

ELECTRONIC SERVICE REQUESTED

5319 1 AV 0.373 05319 / 2007
RANCHO COLD STORAGE INC
670 MESQUIT ST
LOS ANGELES CA 90021-1306

For paperless billing, go to www.ladwp.com/myaccount

ACCOUNT NUMBER
893 910 0000

NO PAYMENT DUE

No payment is due at this time.

8939100000000000000000000000

Other Important Phone Numbers

HEARING OR SPEECH-IMPAIRED - TTY
1-800-HEAR-DWP(432-7397)

CITY OF LOS ANGELES UTILITY TAX
1-800-215-6277

Correspondence Addresses

Please do not send correspondence with your payment. It may be delayed or lost.

LOS ANGELES DEPT OF WATER & POWER
PO Box 515407
Los Angeles,CA 90051-6707

Customer Service and Payment Information

WHEN TO PAY YOUR BILL

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LATE PAYMENT CHARGE

A Late Payment Charge amounting to an 18% annual rate, computed on a daily basis, may be assessed on electric and water balances that are not paid by the due date. The charge is made for each day of the billing period shown on the current bill. Service may be discontinued for nonpayment.

IF YOU QUESTION YOUR LADWP CHARGES

Please contact a representative by calling the Customer Service Telephone Number or by going into any of the Department of Water and Power Customer Service Centers listed on the back of your payment stub or email us using our Customer Service form at www.ladwp.com/contactus. After receiving an explanation, you may ask for more information from a supervisor. If you still disagree with the charges, you have a right to a management-level review. To ask for a management-level review, send a written request to: LADWP Customer Relations Office, P.O. Box 51111, Los Angeles, CA 90051-0100. You must pay the undisputed portion of the bill within 7 days of the request for a management-level review. Your account will be reviewed and you will be informed of the result.

ELECTRONIC CHECK CONVERSION

Your payment may be processed as a check transaction or a one-time electronic fund transfer, which means funds may be withdrawn the same day as payment, and you will not receive your check back from your bank. For more information on electronic fund transfers and fees for insufficient funds, please see *www.ladwp.com/checkconversion*.

WHERE TO PAY YOUR BILL

All LADWP Customer Service Centers below are open Mon-Fri, except holidays, from 9:00 am to 5:00 pm. After hours payment depositories are located at all offices.

BISHOP
Main Office — 300 Mandich Street

METROPOLITAN LOS ANGELES
Main Office — 111 N. Hope St.
Boyle Heights — 919 S. Soto St., #10
Central — 4619 S. Central Ave.
Crenshaw-Baldwin Hills — 4030 Crenshaw Blvd.
Hollywood — 6547-B Sunset Blvd. *(entrance on Schrader Blvd.)*
Lincoln Heights — 2417 Daly St.
Slauson-Vermont — 5928 S. Vermont Ave.
Watts — 1686 E. 103rd St.

HARBOR AREA
San Pedro — 535 W. 9th St.
Wilmington — 931 N. Avalon Blvd.

SAN FERNANDO VALLEY
Canoga Park — 7229 Winnetka Ave.
Mission Hills — 11100 Sepulveda Blvd., #3
Van Nuys — 6550 Van Nuys Blvd.

WEST LOS ANGELES
West Los Angeles — 1394 S. Sepulveda Blvd.

PRINTED ON RECYCLED PAPER

CUSTOMER SERVICE – 7:00 am - 6:00 pm
1-800-499-8840

RANCHO COLD STORAGE INC, 685 MESQUIT ST, LOS ANGELES, CA 90021

Paying Your Bill

AUTOMATIC PAYMENT
Automatically pay from your checking or savings by logging in at *www.ladwp.com/combillpay*

ONLINE
Pay from your checking or savings any time by logging in at *www.ladwp.com/myaccount*

BY PHONE
Pay from your checking or savings any time by calling 1-877-MYPAYDWP (1-877-697-2939)

BY MAIL
Place your payment stub and your check or money order in the envelope provided with the bill.

IN PERSON
Pay at any Customer Service Center. Locations are listed on the back of your payment stub and at *www.ladwp.com/servicecenters*

Account Summary

Previous Account Balance		$ 765.29
Payment Received 9/5/17	*Thank you*	-765.29
New Charges		+ 913.75
	Total Amount Due	**$ 913.75**

Summary of New Charges

Details on following pages.

Los Angeles Department of Water and Power Charges

800-499-8840

Electric Charges 8/23/17 - 9/22/17 3,680 kWh		$709.35
Water Charges 8/23/17 - 9/22/17 9 HCF		$49.88
Fire Service Charges 8/24/17 - 9/25/17		$114.11
	Total LADWP Charges	**$ 873.34**

LADWP provides billing services for the Bureau of Sanitation. All money collected for the services listed in the City of Los Angeles Bureau of Sanitation Charges section is forwarded to them.

City of Los Angeles Bureau of Sanitation Charges

800-773-2489

Sewer Charges 8/23/17 - 9/22/17		$40.41
	Total Sanitation Charges	**$ 40.41**

Total New Charges $ 913.75

PLEASE KEEP THIS PORTION FOR YOUR RECORDS. IF PAYING IN PERSON, BRING ENTIRE BILL TO CUSTOMER SERVICE CENTER

Other Important Phone Numbers

HEARING OR SPEECH-IMPAIRED - TTY
1-800-HEAR-DWP(432-7397)

CITY OF LOS ANGELES UTILITY TAX
1-800-215-6277

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Los Angeles,CA 90051-6707

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Los Angeles Department of Water & Power
www.ladwp.com 1-800-499-8840
Hours of operation - 7 am to 6 pm

DEFINITIONS

CRPSEA – (Capped Renewable Portfolio Standard Energy Adjustment) a charge reflecting the costs associated with RPS Operations and Maintenance, RPS debt service, and Energy Efficiency Programs.

ECA – (Energy Cost Adjustment) an adjustment that reflects the variations of fuel, energy and other associated costs.

ESA – (Electric Subsidy Adjustment) a charge reflecting the costs of subsidies including senior, disabled, low income, traffic control lighting, and enterprise zone.

IRCA – (Incremental Reliability Cost Adjustment) a charge reflecting Operations and Maintenance and debt service related to Power Reliability Program cost and legacy RCA under-collection.

kWh – (kilo-watt-hour) the units in which electric usage is measured. One kWh equals 1000 watts of electricity used for one hour.

RCA – (Reliability Cost Adjustment) a charge reflecting the costs to support additional capital investments needed to improve reliability in areas of power distribution, transmission and generation infrastructure.

VEA – (Variable Energy Adjustment) a charge reflecting the costs of fuel, non-RPS power purchase agreements, non-RPS economy purchases, legacy ECAF under-collection, and base rate decoupling from energy efficiency impact.

VRPSEA – (Variable Renewable Portfolio Standard Energy Adjustment) a charge reflecting the costs of RPS market purchases and RPS costs above and beyond any Operations and Maintenance and debt service payments.

Electric Charges

SA # : 5516710929

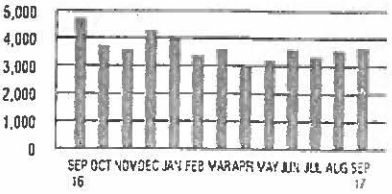
BILLING PERIOD 8/23/17 - 9/22/17
DAYS 30

RATE SCHEDULE
A-1 and A-1 [i] Small General Electric - Rate A Standard Service

NEXT SCHEDULED READ DATE
10/24/17

METER NUMBER
M00019-00060271

USAGE HISTORY *(Total kWh)*



	Prev Yr	Sep 17
Total kWh used	4,720	3,680
Average daily kWh	139	123
Days in billing period	34	30
Your average daily cost of electricity		$23.65
Highest Demand in last 12 months:		11.6 kW

DESCRIPTION	CURRENT READ	–	PREVIOUS READ	x	MULTIPLIER	=	TOTAL USED
Demand kW	0.22				40		8.8 kW
Energy kWh	18394		18302		40		3680 kWh

Service Charge		7.00
Facilities Charge	11.6 kW x $5.36/kW	62.18
ESA	11.6 kW x $0.46/kW	5.34
RCA	11.6 kW x $0.96/kW	11.14
IRCA	11.6 kW x $0.99/kW	11.48
IRCA based on KWH	3,680 kWH x $0.0003/kWH	1.10
Energy Charge High Season	3,680 kWh x $0.07909/kWh	291.05
ECA	3,680 kWh x $0.0569/kWh	209.39
VEA	3,680 kWh x $-0.00779/kWh	-28.67
CRPSEA	3,680 kWh x $0.00436/kWh	16.04
VRPSEA	3,680 kWh x $0.01183/kWh	43.53
Subtotal Electric Charges		**$629.58**
City of Los Angeles Utility Tax	$629.58 x 12.5%	78.70
State Energy Surcharge	3,680 kWh x $0.00029/kWh	1.07
	Total Electric Charges	**$ 709.35**

Green Power for a Green LA - LADWP's Green Power program replaces electricity from coal-fueling power plants with energy generated from renewable resources. To learn more and sign up, visit www.ladwp.com/greenpower.

Los Angeles Department of Water & Power
www.ladwp.com 1-800-499-8840
Hours of operation - 7 am to 6 pm

DEFINITIONS

HCF – (Hundred Cubic Feet) the units in which water usage is measured. One HCF equals 748 gallons.

Rate Schedule – rates, based on type of use, approved by the Board of Water and Power Commissioners and adopted by the City Council. For a list, visit www.ladwp.com

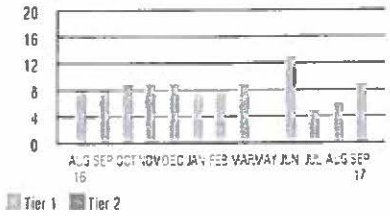
Tier (Commercial) – One of two usage ranges used in a pricing method that provides an incentive to conserve water. The first usage range (Winter Tier 1 allotment) is based on average consumption for the preceding Dec. - Mar. Any usage over the Tier 1 allotment is billed at a higher rate (Tier 2). During the High Season months (June 1 - Sept. 30), Tier 1 allotment shall be 105% of Winter Tier 1 allotment. Shortage year water rates no longer apply.

Water Charges

BILLING PERIOD 8/23/17 - 9/22/17
DAYS 30
RATE SCHEDULE
Water Schedule C - Comm, Ind, Govt and Temp Service
NEXT SCHEDULED READ DATE
10/24/17

SA # : 5516710932

USAGE HISTORY *(Total HCF)*



	Prev Yr	Sep 17
Total HCF used	8	9
Average daily gallons	199	224
Days in billing period	30	30
Your average daily cost of water		$1.66
Your average cost per gallon of water		$0.01

1 Hundred Cubic Feet (HCF) = 748 Gallons

METER NUMBER	CURRENT READ	–	PREVIOUS READ	=	TOTAL USED
96169603	437		428		9 HCF
Tier 1 Water			9 HCF x $5.54222/HCF		49.88
Subtotal Water Charges					**$49.88**

Total Water Charges $ 49.88

Your Water Usage by Tier

Tier 1 Water Allotment $5.54222/HCF	Tier 2
9 HCF	More than 9 HCF

Usage is billed at different rates, depending on how much you use. The graph shows how your water usage relates to these tiers, and the rate you paid in each tier. For more, visit www.ladwp.com/res_water

January - June 2018 Biannual Notice of Change in LADWP WATER RATES

enero - junio 2018 Aviso bianual de cambio a las TARIFAS DE AGUA DE LADWP

This notice is to inform you of the expected biannual water rate adjustments authorized by the Water Rate Ordinance for the City of Los Angeles that reflect the cost of buying water from the Metropolitan Water District (MWD) and executing other water projects and programs. These factors will become effective January 1, 2018. Individual rate adjustments will be an increase or decrease, as shown below. More information about LADWP's water rates can be found on the Department website at www.ladwp.com/waterrates.

The factors below are per Hundred Cubic Feet (HCF) of water used.
One HCF equals 748 gallons.

Este aviso es para informarle del ajuste bianual a las tarifas de agua autorizados por la Ordenanza de la Tarifa de Agua de la Ciudad de Los Angeles que reflejan el costo de comprar agua del Metropolitan Water District (MWD) y para otros proyectos y programas de agua. Estos factores tomaran vigencia a partir del 1ro de enero, 2018. Ajustes de tarifa individuales aumentarán o disminuirán en la muestra a continuación. una reduccion, como demostrado debajo. Más información sobre las tarifas de agua de LADWP está disponible en el sitio Web del departamento: www.ladwp.com/waterrates.

Las tarifas debajo son por unidades de cien pies cúbicos (HCF, por sus siglas en inglés) de agua usada. Un HCF es igual a 748 galones.

Water Rate Adjustment Factors	Factores de Ajustes de Tarifas de Agua	Jul - Dec 2017 jul - dic 2017	Increase (Decrease) from Previous Quarter Aumento (Reducir) del Trimestre Previo	Jan - Jun 2018 ene - jun 2018
Water Supply Cost Adjustment Factor Tier 1	Ajuste al Costo de Suministro de Agua Nivel 1	$ 1.121	$ 0.265	$ 1.386
Water Supply Cost Adjustment Factor Tier 2	Ajuste al Costo de Suministro de Agua Nivel 2	$ 2.751	$ 0.790	$ 3.541
Water Supply Cost Adjustment Factor Tier 3	Ajuste al Costo de Suministro de Agua Nivel 3	$ 4.261	($ 0.346)	$ 3.915
Water Supply Cost Adjustment Factor Tier 4	Ajuste al Costo de Suministro de Agua Nivel 4	$ 4.360	($ 0.102)	$ 4.258
Water Quality Improvement	Mejoras de Calidad de Agua	$ 1.270	($ 0.127)	$ 1.143
Owens Valley Regulatory	Regulador de Owens Valley	$ 0.273	($ 0.084)	$ 0.189
Water Infrastructure	Infraestructura de Agua	$ 0.472	$ 0.000	$ 0.472
Base Rate Revenue Target Adjustment Factor	Ajuste de Objetivo Básico de Ingresos			
Schedule A	Calendario A	$ 0.235	$ 0.611	$ 0.846
Schedule B	Calendario B	$ 0.339	$ 0.603	$ 0.942
Schedule Other	Calendario Otro	$ 0.105	($ 0.165)	($ 0.060)
Low-Income Subsidy	Subsidio para Clientes de Bajos Recursos	$ 0.120	($ 0.017)	$ 0.103
Water Expense Stabilization	Estabilización del Costo de Agua	$ 0.181	($ 0.116)	$ 0.065

For the year beginning January 1, 2018 and ending December 31, 2018, Outside City Surcharge will be $0.000, remaining static from the January 2017 - December 2017 surcharge of $0.000.

Para el año empezando el 1 de enero de 2018 y terminando el 31 de diciembre, el Recargo Fuera de la Ciudad será $0.000, y permanecerá estático desde enero 2017 a diciembre 2017.

Los Angeles Department of Water & Power
www.ladwp.com 1-800-499-8840
Hours of operation - 7 am to 6 pm

Fire Service Charges

SA # : 5516710931

BILLING PERIOD	DAYS	RATE SCHEDULE
8/24/17 - 9/25/17	32	Water Schedule E - Private Fire Service

SERVES
6" FIRE SERVICE

METER NUMBER	CURRENT READ	- PREVIOUS READ	= TOTAL USED
03987680-1032788	0	0	0 HCF

Service Availability Charge	114.11
Subtotal Water Charges	**$114.11**

Total Fire Service Charges $ 114.11

There are no Sewer Service Charges on Fire Service

environment LA SANITATION

www.lacitysan.org 1-800-773-2489
Hours of operation - 24/7

Sewer Charges

SA # : 5516710930

BILLING PERIOD	DAYS	SEWER RATE SCHEDULE
8/23/17 - 9/22/17	30	Sewer Service Charge - Multi Dwell and Commercial

Sewer Service Charge*	8.37000 HCF x $4.80/HCF	40.18
Sewer Service Low Income Surcharge*		0.23
Total Sewer Charges		**$ 40.41**

**Your Sewer Service Charge is calculated on 93% of your water consumption.*

DEFINITIONS

Low Income Sewer Surcharge - an amount charged to each customer to help cover the costs of providing sewer service subsidies to low income customers, required by state and federal law.

Sewer Service Charge - (SSC) a charge for use of the sewer system, to cover the costs of constructing and maintaining wastewater facilities such as sewers and sewage treatment plants, and for treating sewage.

Electric Definitions

Demand Charge – a charge related to maximum power measured in kilowatts (kW). It is the highest kW as measured by the meter over a continuous 15 minute interval during the billing period.

Facilities Charge – a charge to recover the cost of transformer and line capacity used in meeting customer's maximum demand as recorded in the last twelve months.

kVarh – (kilo-var-hour) the units in which electric reactive energy usage is measured. One kVarh equals 1000 volt-ampere reactive energy use for one hour.

Minimum Charge – an amount charged if your usage falls below a certain minimum level to cover costs for services provided such as meter reading, billing, postage, etc. when a service charge is not applicable.

Power Factor – the ratio of real Energy (kWh) to reactive energy (kVarh) for a given time period. The Maximum value is 1.0.

Rate Schedule – rates, based on type of use, approved by the Board of Water and Power Commissioners and adopted by the City Council. For a list, visit www.ladwp.com.

RPS – Renewable Portfolio Standard program to increase the use of energy from photovoltaics, wind, biomass, and other renewable sources.

Service Charge – a charge for services provided such as meter reading, billing, postage, etc.

Time-of-Use – Time-of-Use rates are based on the time of day that you use electricity. During the Base hours, when customer use is low, your price will be lower than the standard rate. Prices during Low Peak hours are slightly higher than standard rate. In High Peak hours, the cost to supply energy is the highest, and it will cost more than the standard rate.

PRINTED ON RECYCLED PAPER

Los Angeles Department of Water & Power

www.ladwp.com

BILL DATE	DATE DUE
Sep 25, 2017	Oct 16, 2017
ACCOUNT NUMBER	**AMOUNT DUE**
793 910 0000	$ 3,829.98

CUSTOMER SERVICE – 7:00 am - 6:00 pm
1-800-499-8840

RANCHO COLD STORAGE INC, 668 MESQUIT ST, LOS ANGELES, CA 90021

Paying Your Bill

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Account Summary

Previous Account Balance		$ 4,080.42
Payment Received 9/5/17	*Thank you*	-4,080.42
New Charges		+ 3,829.98
	Total Amount Due	**$ 3,829.98**

Summary of New Charges

Details on following pages

Los Angeles Department of Water and Power Charges

800-499-8840

Water Charges	8/23/17 - 9/22/17	405 HCF	$2,480.95
		Total LADWP Charges	**$ 2,480.95**

LADWP provides billing services for the Bureau of Sanitation. All money collected for the services listed in the City of Los Angeles Bureau of Sanitation Charges section is forwarded to them.

City of Los Angeles Bureau of Sanitation Charges

800-773-2489

Sewer Charges	8/23/17 - 9/22/17		$1,349.03
		Total Sanitation Charges	**$ 1,349.03**

Total New Charges $ 3,829.98

PLEASE KEEP THIS PORTION FOR YOUR RECORDS. IF PAYING IN PERSON, BRING ENTIRE BILL TO CUSTOMER SERVICE CENTER

Other Important Phone Numbers

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Los Angeles Department of Water & Power
www.ladwp.com 1-800-499-8840
Hours of operation - 7 am to 6 pm

DEFINITIONS

HCF – (Hundred Cubic Feet) the units in which water usage is measured. One HCF equals 748 gallons.

Rate Schedule – rates, based on type of use, approved by the Board of Water and Power Commissioners and adopted by the City Council. For a list, visit www.ladwp.com

Tier (Commercial) – One of two usage ranges used in a pricing method that provides an incentive to conserve water. The first usage range (Winter Tier 1 allotment) is based on average consumption for the preceding Dec. - Mar. Any usage over the Tier 1 allotment is billed at a higher rate (Tier 2). During the High Season months (June 1 - Sept. 30), Tier 1 allotment shall be 105% of Winter Tier 1 allotment. Shortage year water rates no longer apply.

Water Charges

BILLING PERIOD 8/23/17 - 9/22/17 **DAYS** 30

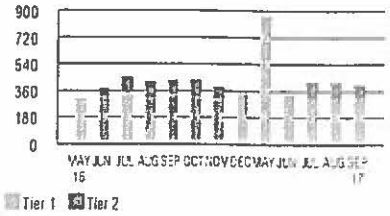
RATE SCHEDULE
Water Schedule C - Comm, Ind, Govt and Temp Service

NEXT SCHEDULED READ DATE
10/24/17

SERVES
668--70

SA # : 7939100928

USAGE HISTORY *(Total HCF)*



	Prev Yr	Sep 17
Total HCF used	431	405
Average daily gallons	10400	10098
Days in billing period	31	30
Your average daily cost of water		$82.70
Your average cost per gallon of water		$0.01

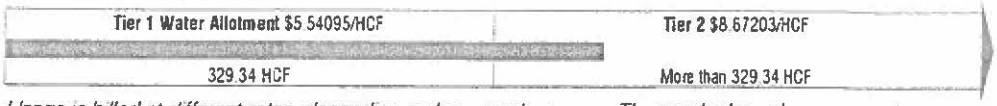
1 Hundred Cubic Feet (HCF) = 748 Gallons

METER NUMBER	DESCRIPTION	CURRENT READ	-	PREVIOUS READ	=	TOTAL USED
96118402	SMALL	1296		1151		145 HCF
96118402	LARGE	22311		22051		260 HCF

Tier 1 Water	329.3499 HCF x $5.54095/HCF	1,824.91
Tier 2 Water	75.6501 HCF x $8.67203/HCF	656.04
Subtotal Water Charges		**$2,480.95**

Total Water Charges $ 2,480.95

Your Water Usage by Tier



Usage is billed at different rates, depending on how much you use. The graph shows how your water usage relates to these tiers, and the rate you paid in each tier. For more, visit www.ladwp.com/res_water

January - June 2018 Biannual Notice of Change in LADWP WATER RATES

enero - junio 2018 Aviso bianual de cambio a las TARIFAS DE AGUA DE LADWP

This notice is to inform you of the expected biannual water rate adjustments authorized by the Water Rate Ordinance for the City of Los Angeles that reflect the cost of buying water from the Metropolitan Water District (MWD) and executing other water projects and programs. These factors will become effective January 1, 2018. Individual rate adjustments will be an increase or decrease, as shown below. More information about LADWP's water rates can be found on the Department website at www.ladwp.com/waterrates.

Este aviso es para informarle del ajuste bianual a las tarifas de agua autorizados por la Ordenanza de la Tarifa de Agua de la Ciudad de Los Angeles que reflejan el costo de comprar agua del Metropolitan Water District (MWD) y para otros proyectos y programas de agua. Estos factores tomaran vigencia a partir del 1ro de enero, 2018. Ajustes de tarifa individuales aumentarán o disminuirán en la muestra a continuación. una reduccion, como demostrado debajo. Más información sobre las tarifas de agua de LADWP está disponible en el sitio Web del departamento: www.ladwp.com/waterrates.

The factors below are per Hundred Cubic Feet (HCF) of water used.
One HCF equals 748 gallons.

Las tarifas debajo son por unidades de cien pies cúbicos (HCF, por sus siglas en inglés) de agua usada. Un HCF es igual a 748 galones.

Water Rate Adjustment Factors	Factores de Ajustes de Tarifas de Agua	Jul - Dec 2017 jul - dic 2017	Increase (Decrease) from Previous Quarter Aumento (Reducir) del Trimestre Previo	Jan - Jun 2018 ene - jun 2018
Water Supply Cost Adjustment Factor Tier 1	Ajuste al Costo de Suministro de Agua Nivel 1	$ 1.121	$ 0.265	$ 1.386
Water Supply Cost Adjustment Factor Tier 2	Ajuste al Costo de Suministro de Agua Nivel 2	$ 2.751	$ 0.790	$ 3.541
Water Supply Cost Adjustment Factor Tier 3	Ajuste al Costo de Suministro de Agua Nivel 3	$ 4.261	($ 0.346)	$ 3.915
Water Supply Cost Adjustment Factor Tier 4	Ajuste al Costo de Suministro de Agua Nivel 4	$ 4.360	($ 0.102)	$ 4.258
Water Quality Improvement	Mejoras de Calidad de Agua	$ 1.270	($ 0.127)	$ 1.143
Owens Valley Regulatory	Regulador de Owens Valley	$ 0.273	($ 0.084)	$ 0.189
Water Infrastructure	Infraestructura de Agua	$ 0.472	$ 0.000	$ 0.472
Base Rate Revenue Target Adjustment Factor	Ajuste de Objetivo Básico de Ingresos			
Schedule A	Calendario A	$ 0.235	$ 0.611	$ 0.846
Schedule B	Calendario B	$ 0.339	$ 0.603	$ 0.942
Schedule Other	Calendario Otro	$ 0.105	($ 0.165)	($ 0.060)
Low-Income Subsidy	Subsidio para Clientes de Bajos Recursos	$ 0.120	($ 0.017)	$ 0.103
Water Expense Stabilization	Estabilización del Costo de Agua	$ 0.181	($ 0.116)	$ 0.065

For the year beginning January 1, 2018 and ending December 31, 2018, Outside City Surcharge will be $0.000, remaining static from the January 2017 - December 2017 surcharge of $0.000.

Para el año empezando el 1 de enero de 2018 y terminando el 31 de diciembre, el Recargo Fuera de la Ciudad será $0.000, y permanecerá estático desde enero 2017 a diciembre 2017.

www.lacitysan.org 1-800-773-2489
Hours of operation - 24/7

DEFINITIONS

Low Income Sewer Surcharge - an amount charged to each customer to help cover the costs of providing sewer service subsidies to low income customers, required by state and federal law

Sewer Service Charge - (SSC) a charge for use of the sewer system to cover the costs of constructing and maintaining wastewater facilities such as sewers and sewage treatment plants, and for treating sewage

Sewer Charges

SA # : 7939100927

BILLING PERIOD	DAYS	SEWER RATE SCHEDULE
8/23/17 - 9/22/17	30	Sewer Service Charge - Multi Dwell and Commercial

Sewer Service Charge*	279.45000 HCF x $4.80/HCF	1,341.36
Sewer Service Low Income Surcharge*		7.67
Total Sewer Charges		**$ 1,349.03**

**Your Sewer Service Charge is calculated on 69% of your water consumption*

PRINTED ON RECYCLED PAPER

Los Angeles Department of Water & Power

www.ladwp.com

BILL DATE	DATE DUE
Sep 25, 2017	Oct 16, 2017
ACCOUNT NUMBER	**AMOUNT DUE**
693 910 0000	$ 6,207.63

CUSTOMER SERVICE – 7:00 am - 6:00 pm
1-800-499-8840

RANCHO COLD STORAGE INC, 658 MESQUIT ST, LOS ANGELES, CA 90021

Paying Your Bill

AUTOMATIC PAYMENT
Automatically pay from your checking or savings by logging in at *www.ladwp.com/combillpay*

ONLINE
Pay from your checking or savings any time by logging in at *www.ladwp.com/myaccount*

BY PHONE
Pay from your checking or savings any time by calling 1-877-MYPAYDWP (1-877-697-2939)

BY MAIL
Place your payment stub and your check or money order in the envelope provided with the bill.

IN PERSON
Pay at any Customer Service Center. Locations are listed on the back of your payment stub and at *www.ladwp.com/servicecenters*

Account Summary

Previous Account Balance		$ 5,507.70
Payment Received 9/5/17	*Thank you*	-5,507.70
New Charges		+ 6,207.63
	Total Amount Due	**$ 6,207.63**

Summary of New Charges

Details on following pages.

Los Angeles Department of Water and Power Charges			
800-499-8840	Electric Charges 8/23/17 - 9/22/17	31,840 kWh	$6,207.63
	Total LADWP Charges		**$ 6,207.63**

Total New Charges $ 6,207.63

PLEASE KEEP THIS PORTION FOR YOUR RECORDS. IF PAYING IN PERSON, BRING ENTIRE BILL TO CUSTOMER SERVICE CENTER

Other Important Phone Numbers

HEARING OR SPEECH-IMPAIRED - TTY
1-800-HEAR-DWP(432-7397)

CITY OF LOS ANGELES UTILITY TAX
1-800-215-6277

Correspondence Addresses

Please do not send correspondence with your payment. It may be delayed or lost.

LOS ANGELES DEPT OF WATER & POWER
PO Box 515407
Los Angeles,CA 90051-6707

Customer Service and Payment Information

WHEN TO PAY YOUR BILL

Your bill is due and payable on presentation and shall become delinquent nineteen days after the date of presentation. The payment due on your bill applies to the current charges only and does not extend the due date on any unpaid previous balance. Current City of Los Angeles policy provides for notification ten (10) days prior to discontinuance of service for nonpayment.

LATE PAYMENT CHARGE

A Late Payment Charge amounting to an 18% annual rate, computed on a daily basis, may be assessed on electric and water balances that are not paid by the due date. The charge is made for each day of the billing period shown on the current bill. Service may be discontinued for nonpayment.

IF YOU QUESTION YOUR LADWP CHARGES

Please contact a representative by calling the Customer Service Telephone Number or by going into any of the Department of Water and Power Customer Service Centers listed on the back of your payment stub or email us using our Customer Service form at www.ladwp.com/contactus. After receiving an explanation, you may ask for more information from a supervisor. If you still disagree with the charges, you have a right to a management-level review. To ask for a management-level review, send a written request to: LADWP Customer Relations Office, P.O. Box 51111, Los Angeles, CA 90051-0100. You must pay the undisputed portion of the bill within 7 days of the request for a management-level review. Your account will be reviewed and you will be informed of the result.

ELECTRONIC CHECK CONVERSION

Your payment may be processed as a check transaction or a one-time electronic fund transfer, which means funds may be withdrawn the same day as payment, and you will not receive your check back from your bank. For more information on electronic fund transfers and fees for insufficient funds, please see *www.ladwp.com/checkconversion*.

Los Angeles Department of Water & Power
www.ladwp.com 1-800-499-8840
Hours of operation - 7 am to 6 pm

DEFINITIONS

CRPSEA – (Capped Renewable Portfolio Standard Energy Adjustment) a charge reflecting the costs associated with RPS Operations and Maintenance, RPS debt service, and Energy Efficiency Programs.

ECA – (Energy Cost Adjustment) an adjustment that reflects the variations of fuel, energy and other associated costs.

ESA – (Electric Subsidy Adjustment) a charge reflecting the costs of subsidies including senior, disabled, low income, traffic control lighting, and enterprise zone.

IRCA – (Incremental Reliability Cost Adjustment) a charge reflecting Operations and Maintenance and debt service related to Power Reliability Program cost and legacy RCA under-collection.

kWh – (kilo-watt-hour) the units in which electric usage is measured. One kWh equals 1000 watts of electricity used for one hour.

RCA – (Reliability Cost Adjustment) a charge reflecting the costs to support additional capital investments needed to improve reliability in areas of power distribution, transmission and generation infrastructure.

VEA – (Variable Energy Adjustment) a charge reflecting the costs of fuel, non-RPS power purchase agreements, non-RPS economy purchases, legacy ECAF under-collection, and base rate decoupling from energy efficiency impact.

VRPSEA – (Variable Renewable Portfolio Standard Energy Adjustment) a charge reflecting the costs of RPS market purchases and RPS costs above and beyond any Operations and Maintenance and debt service payments.

Electric Charges

SA # : 6939100542

BILLING PERIOD 8/23/17 - 9/22/17
DAYS 30

RATE SCHEDULE
A-2 and A-2[i] Primary Electric - Rate B TOU - KVAR Metered Service

NEXT SCHEDULED READ DATE
10/24/17

METER NUMBER
APMV00226-0000842
SERVES
6 BASE KVARH

PERIOD	CURRENT READ	–	PREVIOUS READ	x	MULTIPLIER	=	TOTAL USED
High Peak kW	0.64				160		102.4 kW
Low Peak kW	0.58				160		92.8 kW
Base kW	0.56				160		89.6 kW
High Peak kWh	2346		2320		160		4160 kWh
Low Peak kWh	3339		3299		160		6400 kWh
Base kWh	11760		11627		160		21280 kWh
High Peak kVarh	1862		1843		160		3040 kVarh
Low Peak kVarh	2726		2694		160		5120 kVarh
Base kVarh	10053		9937		160		18560 kVarh

Service Charge		28.00
Facilities Charge	102.4 kW x $5.36/kW	548.86
ESA	102.4 kW x $0.46/kW	47.10
RCA	102.4 kW x $0.96/kW	98.30
IRCA	102.4 kW x $0.99/kW	101.38
IRCA based on KWH	31,840 kWH x $0.0003/kWH	9.55
High Peak High Season Demand	102.4 kW x $10.00/kW	1,024.00
High Peak High Season Energy	4,160 kWh x $0.05866/kWh	244.03
High Peak ECA	4,160 kWh x $0.0569/kWh	236.70
High Peak VEA	4,160 kWh x $-0.00779/kWh	-32.41
High Peak CRPSEA	4,160 kWh x $0.00436/kWh	18.14
High Peak VRPSEA	4,160 kWh x $0.01183/kWh	49.21
High Peak Subtotal	***(4,160 kWh x $0.37011/kWh)***	***$1,539.67***
Low Peak High Season Demand	92.8 kW x $3.75/kW	348.00
Low Peak High Season Energy	6,400 kWh x $0.05139/kWh	328.90
Low Peak ECA	6,400 kWh x $0.0569/kWh	364.16
Low Peak VEA	6,400 kWh x $-0.00779/kWh	-49.86
Low Peak CRPSEA	6,400 kWh x $0.00436/kWh	27.90
Low Peak VRPSEA	6,400 kWh x $0.01183/kWh	75.71
Low Peak Subtotal	***(6,400 kWh x $0.17106/kWh)***	***$1,094.81***
Base High Season Demand	89.6 kW x $0.00/kW	0.00
Base High Season Energy	21,280 kWh x $0.03066/kWh	652.44
Base ECA	21,280 kWh x $0.0569/kWh	1,210.83
Base VEA	21,280 kWh x $-0.00779/kWh	-165.77
Base CRPSEA	21,280 kWh x $0.00436/kWh	92.78
Base VRPSEA	21,280 kWh x $0.01183/kWh	251.74

(Continued on next page)

Los Angeles Department of Water & Power
www.ladwp.com 1-800-499-8840
Hours of operation - 7 am to 6 pm

(Continued from previous page)

Base Subtotal (21,280 kWh x $0.09596/kWh)		***$2,042.02***
Subtotal Electric Charges		**$5,509.69**
City of Los Angeles Utility Tax	$5,509.69 x 12.5%	688.71
State Energy Surcharge	31,840 kWh x $0.00029/kWh	9.23
	Total Electric Charges	**$ 6,207.63**

Green Power for a Green LA -- LADWP's Green Power program replaces electricity from polluting power plants with energy generated from renewable resources. To learn more and sign up visit www.ladwp.com/greenpower

DEFINITIONS

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Electric Definitions

Demand Charge – a charge related to maximum power measured in kilowatts (kW). It is the highest kW as measured by the meter over a continuous 15 minute interval during the billing period.

Facilities Charge – a charge to recover the cost of transformer and line capacity used in meeting customer's maximum demand as recorded in the last twelve months.

kVarh – (kilo-var-hour) the units in which electric reactive energy usage is measured. One kVarh equals 1000 volt-ampere reactive energy use for one hour.

Minimum Charge – an amount charged if your usage falls below a certain minimum level to cover costs for services provided such as meter reading, billing, postage, etc. when a service charge is not applicable.

Power Factor – the ratio of real Energy (kWh) to reactive energy (kVarh) for a given time period. The Maximum value is 1.0.

Rate Schedule – rates, based on type of use, approved by the Board of Water and Power Commissioners and adopted by the City Council. For a list, visit www.ladwp.com.

RPS – Renewable Portfolio Standard program to increase the use of energy from photovoltaics, wind, biomass, and other renewable sources.

Service Charge – a charge for services provided such as meter reading, billing, postage, etc.

Time-of-Use – Time-of-Use rates are based on the time of day that you use electricity. During the Base hours, when customer use is low, your price will be lower than the standard rate. Prices during Low Peak hours are slightly higher than standard rate. In High Peak hours, the cost to supply energy is the highest, and it will cost more than the standard rate.

PRINTED ON RECYCLED PAPER

Los Angeles Department of Water & Power

www.ladwp.com

BILL DATE	DATE DUE
Sep 25, 2017	Oct 16, 2017
ACCOUNT NUMBER	**AMOUNT DUE**
593 910 0000	$ 451.29

CUSTOMER SERVICE – 7:00 am - 6:00 pm
1-800-499-8840

RANCHO COLD STORAGE INC, 658 MESQUIT ST, LOS ANGELES, CA 90021

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AUTOMATIC PAYMENT
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BY MAIL
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IN PERSON
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Account Summary

Previous Account Balance		$ 436.73
Payment Received 9/5/17	*Thank you*	-436.73
New Charges		+ 451.29
	Total Amount Due	**$ 451.29**

Summary of New Charges

Details on following pages.

Los Angeles Department of Water and Power Charges

800-499-8840

Water Charges	8/23/17 - 9/22/17	62 HCF	$343.54
		Total LADWP Charges	**$ 343.54**

LADWP provides billing services for the Bureau of Sanitation. All money collected for the services listed in the City of Los Angeles Bureau of Sanitation Charges section is forwarded to them.

City of Los Angeles Bureau of Sanitation Charges

800-773-2489

Sewer Charges	8/23/17 - 9/22/17		$107.75
		Total Sanitation Charges	**$ 107.75**

Total New Charges $ 451.29

PLEASE KEEP THIS PORTION FOR YOUR RECORDS. IF PAYING IN PERSON, BRING ENTIRE BILL TO CUSTOMER SERVICE CENTER

Other Important Phone Numbers

HEARING OR SPEECH-IMPAIRED - TTY
1-800-HEAR-DWP(432-7397)

CITY OF LOS ANGELES UTILITY TAX
1-800-215-6277

Correspondence Addresses

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LOS ANGELES DEPT OF WATER & POWER
PO Box 515407
Los Angeles,CA 90051-6707

Customer Service and Payment Information

WHEN TO PAY YOUR BILL

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Los Angeles Department of Water & Power
www.ladwp.com 1-800-499-8840
Hours of operation - 7 am to 6 pm

DEFINITIONS

HCF – (Hundred Cubic Feet) the units in which water usage is measured. One HCF equals 748 gallons.

Rate Schedule – rates, based on type of use, approved by the Board of Water and Power Commissioners and adopted by the City Council. For a list, visit www.ladwp.com

Tier (Commercial) – One of two usage ranges used in a pricing method that provides an incentive to conserve water. The first usage range (Winter Tier 1 allotment) is based on average consumption for the preceding Dec. - Mar. Any usage over the Tier 1 allotment is billed at a higher rate (Tier 2). During the High Season months (June 1 - Sept. 30), Tier 1 allotment shall be 105% of Winter Tier 1 allotment. Shortage year water rates no longer apply.

Water Charges

SA # : 5939100574

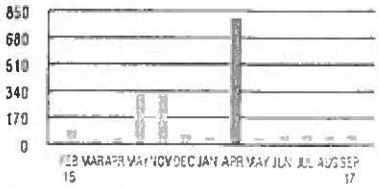
BILLING PERIOD 8/23/17 - 9/22/17
DAYS 30

RATE SCHEDULE
Water Schedule C - Comm, Ind, Govt and Temp Service

NEXT SCHEDULED READ DATE
10/24/17

SERVES
SM DIAL COM'L BLDG

USAGE HISTORY *(Total HCF)*



*Tier usage detail unavailable due to rate changes in effect

	Prev Yr	Sep 17
Total HCF used	806	62
Average daily gallons	1328	1546
Days in billing period	454	30
Your average daily cost of water		$11.45
Your average cost per gallon of water		$0.01

1 Hundred Cubic Feet (HCF) = 748 Gallons

METER NUMBER	DESCRIPTION	CURRENT READ	–	PREVIOUS READ	=	TOTAL USED
96120718	SMALL	1096		1034		62 HCF
96120718	LARGE	0		0		0 HCF

Tier 1 Water	62 HCF x $5.54097/HCF	343.54
Subtotal Water Charges		**$343.54**

Total Water Charges $ 343.54

Your Water Usage by Tier

Tier 1 Water Allotment $5.54097/HCF	Tier 2
62 HCF	More than 62 HCF

Usage is billed at different rates, depending on how much you use. The graph shows how your water usage relates to these tiers, and the rate you paid in each tier. For more, visit www.ladwp.com/res_water

January - June 2018 Biannual Notice of Change in

LADWP WATER RATES

enero - junio 2018 Aviso bianual de cambio a las

TARIFAS DE AGUA DE LADWP

This notice is to inform you of the expected biannual water rate adjustments authorized by the Water Rate Ordinance for the City of Los Angeles that reflect the cost of buying water from the Metropolitan Water District (MWD) and executing other water projects and programs. These factors will become effective January 1, 2018. Individual rate adjustments will be an increase or decrease, as shown below. More information about LADWP's water rates can be found on the Department website at www.ladwp.com/waterrates.

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Las tarifas debajo son por unidades de cien pies cúbicos (HCF, por sus siglas en inglés) de agua usada. Un HCF es igual a 748 galones.

Water Rate Adjustment Factors	Factores de Ajustes de Tarifas de Agua	Jul - Dec 2017 jul - dic 2017	Increase (Decrease) from Previous Quarter Aumento (Reducir) del Trimestre Previo	Jan - Jun 2018 ene - jun 2018
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Owens Valley Regulatory	Regulador de Owens Valley	$ 0.273	($ 0.084)	$ 0.189
Water Infrastructure	Infraestructura de Agua	$ 0.472	$ 0.000	$ 0.472
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Schedule Other	Calendario Otro	$ 0.105	($ 0.165)	($ 0.060)
Low-Income Subsidy	Subsidio para Clientes de Bajos Recursos	$ 0.120	($ 0.017)	$ 0.103
Water Expense Stabilization	Estabilización del Costo de Agua	$ 0.181	($ 0.116)	$ 0.065

For the year beginning January 1, 2018 and ending December 31, 2018, Outside City Surcharge will be $0.000, remaining static from the January 2017 - December 2017 surcharge of $0.000.

Para el año empezando el 1 de enero de 2018 y terminando el 31 de diciembre, el Recargo Fuera de la Ciudad será $0.000, y permanecerá estático desde enero 2017 a diciembre 2017.

LA Environment SANITATION

www.lacitysan.org 1-800-773-2489

Hours of operation - 24/7

DEFINITIONS

Low Income Sewer Surcharge - an amount charged to each customer to help cover the costs of providing sewer service subsidies to low income customers required by state and federal law

Sewer Service Charge - (SSC) a charge for use of the sewer system, to cover the costs of constructing and maintaining wastewater facilities such as sewers and sewage treatment plants, and for treating sewage.

Sewer Charges

SA # : 5939100573

BILLING PERIOD	DAYS	SEWER RATE SCHEDULE
8/23/17 - 9/22/17	30	Sewer Service Charge - Multi Dwell and Commercial

Sewer Service Charge*	22.32000 HCF x $4.80/HCF	107.14
Sewer Service Low Income Surcharge*		0.61
Total Sewer Charges		**$ 107.75**

**Your Sewer Service Charge is calculated on 36% of your water consumption*

PRINTED ON RECYCLED PAPER

Los Angeles Department of Water & Power

www.ladwp.com

BILL DATE	DATE DUE
Sep 25, 2017	Oct 16, 2017
ACCOUNT NUMBER	**AMOUNT DUE**
493 910 0000	$ 1,456.49

CUSTOMER SERVICE – 7:00 am - 6:00 pm
1-800-499-8840

RANCHO COLD STORAGE INC, 658 MESQUIT ST, LOS ANGELES, CA 90021

Paying Your Bill

AUTOMATIC PAYMENT
Automatically pay from your checking or savings by logging in at *www.ladwp.com/combillpay*

ONLINE
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BY PHONE
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BY MAIL
Place your payment stub and your check or money order in the envelope provided with the bill.

IN PERSON
Pay at any Customer Service Center. Locations are listed on the back of your payment stub and at *www.ladwp.com/servicecenters*

Account Summary

Previous Account Balance		$ 1,374.46
Payment Received 9/5/17	*Thank you*	-1,374.46
New Charges		+ 1,456.49
	Total Amount Due	**$ 1,456.49**

Summary of New Charges

Details on following pages

Los Angeles Department of Water and Power Charges				
800-499-8840	Electric Charges	8/23/17 - 9/22/17	7,864 kWh	$1,456.49
			Total LADWP Charges	**$ 1,456.49**

Total New Charges $ 1,456.49

PLEASE KEEP THIS PORTION FOR YOUR RECORDS. IF PAYING IN PERSON, BRING ENTIRE BILL TO CUSTOMER SERVICE CENTER

Other Important Phone Numbers

HEARING OR SPEECH-IMPAIRED - TTY
1-800-HEAR-DWP(432-7397)

CITY OF LOS ANGELES UTILITY TAX
1-800-215-6277

Correspondence Addresses

Please do not send correspondence with your payment. It may be delayed or lost.

LOS ANGELES DEPT OF WATER & POWER
PO Box 515407
Los Angeles,CA 90051-6707

Customer Service and Payment Information

WHEN TO PAY YOUR BILL

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LATE PAYMENT CHARGE

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Los Angeles Department of Water & Power

www.ladwp.com

BILL DATE Sep 25, 2017
ACCOUNT NUMBER 493 910 0000
DATE DUE Oct 16, 2017
AMOUNT DUE $ 1,456.49

Los Angeles Department of Water & Power

www.ladwp.com 1-800-499-8840

Hours of operation - 7 am to 6 pm

DEFINITIONS

CRPSEA – (Capped Renewable Portfolio Standard Energy Adjustment) a charge reflecting the costs associated with RPS Operations and Maintenance, RPS debt service, and Energy Efficiency Programs.

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VRPSEA – (Variable Renewable Portfolio Standard Energy Adjustment) a charge reflecting the costs of RPS market purchases and RPS costs above and beyond any Operations and Maintenance and debt service payments.

Electric Charges

SA # : 4939100550

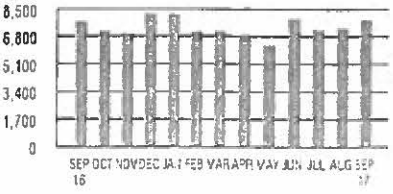
BILLING PERIOD 8/23/17 - 9/22/17
DAYS 30

RATE SCHEDULE
A-1 and A-1 [i] Small General Electric - Rate A Standard Service

NEXT SCHEDULED READ DATE
10/24/17

METER NUMBER
M00009-00977696

USAGE HISTORY *(Total kWh)*



	Prev Yr	Sep 17
Total kWh used	7,732	7,864
Average daily kWh	249	262
Days in billing period	31	30
Your average daily cost of electricity		$48.55
Highest Demand in last 12 months:		19.02 kW

DESCRIPTION	CURRENT READ	–	PREVIOUS READ	=	TOTAL USED
Demand kW	18.52				18.52 kW
Energy kWh	4437		96573		7864 kWh

Service Charge		7.00
Facilities Charge	19.02 kW x $5.36/kW	101.95
ESA	19.02 kW x $0.46/kW	8.75
RCA	19.02 kW x $0.96/kW	18.26
IRCA	19.02 kW x $0.99/kW	18.83
IRCA based on KWH	7,864 kWH x $0.0003/kWH	2.36
Energy Charge High Season	7,864 kWh x $0.07909/kWh	621.96
ECA	7,864 kWh x $0.0569/kWh	447.46
VEA	7,864 kWh x $-0.00779/kWh	-61.26
CRPSEA	7,864 kWh x $0.00436/kWh	34.29
VRPSEA	7,864 kWh x $0.01183/kWh	93.03
Subtotal Electric Charges		**$1,292.63**
City of Los Angeles Utility Tax	$1,292.63 x 12.5%	161.58
State Energy Surcharge	7,864 kWh x $0.00029/kWh	2.28
	Total Electric Charges	**$ 1,456.49**

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Electric Definitions

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Facilities Charge – a charge to recover the cost of transformer and line capacity used in meeting customer's maximum demand as recorded in the last twelve months.

kVarh – (kilo-var-hour) the units in which electric reactive energy usage is measured. One kVarh equals 1000 volt-ampere reactive energy use for one hour.

Minimum Charge – an amount charged if your usage falls below a certain minimum level to cover costs for services provided such as meter reading, billing, postage, etc. when a service charge is not applicable.

Power Factor – the ratio of real Energy (kWh) to reactive energy (kVarh) for a given time period. The Maximum value is 1.0.

Rate Schedule – rates, based on type of use, approved by the Board of Water and Power Commissioners and adopted by the City Council. For a list, visit www.ladwp.com.

RPS – Renewable Portfolio Standard program to increase the use of energy from photovoltaics, wind, biomass, and other renewable sources.

Service Charge – a charge for services provided such as meter reading, billing, postage, etc.

Time-of-Use – Time-of-Use rates are based on the time of day that you use electricity. During the Base hours, when customer use is low, your price will be lower than the standard rate. Prices during Low Peak hours are slightly higher than standard rate. In High Peak hours, the cost to supply energy is the highest, and it will cost more than the standard rate.



Los.Angeles Department of Water & Power

www.ladwp.com

BILL DATE	DATE DUE
Sep 25, 2017	Oct 16, 2017
ACCOUNT NUMBER	**AMOUNT DUE**
451 671 0000	$ 10,378.27

CUSTOMER SERVICE – 7:00 am - 6:00 pm
1-800-499-8840

RANCHO COLD STORAGE INC, 685 MESQUIT ST, LOS ANGELES, CA 90021

Paying Your Bill

AUTOMATIC PAYMENT
Automatically pay from your checking or savings by logging in at *www.ladwp.com/combillpay*

ONLINE
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IN PERSON
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Account Summary

Previous Account Balance		$ 10,433.58
Payment Received 9/5/17	*Thank you*	-10,433.58
New Charges		+ 10,378.27
	Total Amount Due	**$ 10,378.27**

Summary of New Charges

Details on following pages.

Los Angeles Department of Water and Power Charges		
800-499-8840	Electric Charges 8/23/17 - 9/22/17 61,760 kWh	$10,378.27
	Total LADWP Charges	**$ 10,378.27**

Total New Charges $ 10,378.27

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Los Angeles Department of Water & Power
www.ladwp.com 1-800-499-8840
Hours of operation - 7 am to 6 pm

DEFINITIONS

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Electric Charges

SA # : 4516710848

BILLING PERIOD
8/23/17 - 9/22/17

DAYS
30

RATE SCHEDULE
A-2 and A-2[i] Primary Electric - Rate B TOU - KVAR Metered Service

NEXT SCHEDULED READ DATE
10/24/17

METER NUMBER
APMVL00222-000263

SERVES
56 LOW PEAK KVARH

PERIOD	CURRENT READ	–	PREVIOUS READ	x	MULTIPLIER	=	TOTAL USED
High Peak kW	1.52				80		121.6 kW
Low Peak kW	1.64				80		131.2 kW
Base kW	1.64				80		131.2 kW
High Peak kWh	380		300		80		6400 kWh
Low Peak kWh	616		466		80		12000 kWh
Base kWh	2183		1641		80		43360 kWh
High Peak kVarh	340		266		80		5920 kVarh
Low Peak kVarh	519		395		80		9920 kVarh
Base kVarh	1943		1469		80		37920 kVarh

Service Charge		28.00
Facilities Charge	141.6 kW x $5.36/kW	758.98
ESA	141.6 kW x $0.46/kW	65.14
RCA	141.6 kW x $0.96/kW	135.94
IRCA	141.6 kW x $0.99/kW	140.18
IRCA based on KWH	61,760 kWH x $0.0003/kWH	18.53
High Peak High Season Demand	121.6 kW x $10.00/kW	1,216.00
High Peak High Season Energy	6,400 kWh x $0.05866/kWh	375.42
High Peak ECA	6,400 kWh x $0.0569/kWh	364.16
High Peak VEA	6,400 kWh x $-0.00779/kWh	-49.86
High Peak CRPSEA	6,400 kWh x $0.00436/kWh	27.90
High Peak VRPSEA	6,400 kWh x $0.01183/kWh	75.71
High Peak Subtotal	***(6,400 kWh x $0.31396/kWh)***	***$2,009.33***
Low Peak High Season Demand	131.2 kW x $3.75/kW	492.00
Low Peak High Season Energy	12,000 kWh x $0.05139/kWh	616.68
Low Peak ECA	12,000 kWh x $0.0569/kWh	682.80
Low Peak VEA	12,000 kWh x $-0.00779/kWh	-93.48
Low Peak CRPSEA	12,000 kWh x $0.00436/kWh	52.32
Low Peak VRPSEA	12,000 kWh x $0.01183/kWh	141.96
Low Peak Subtotal	***(12,000 kWh x $0.15769/kWh)***	***$1,892.28***
Base High Season Demand	131.2 kW x $0.00/kW	0.00
Base High Season Energy	43,360 kWh x $0.03066/kWh	1,329.42
Base ECA	43,360 kWh x $0.0569/kWh	2,467.18
Base VEA	43,360 kWh x $-0.00779/kWh	-337.77
Base CRPSEA	43,360 kWh x $0.00436/kWh	189.05
Base VRPSEA	43,360 kWh x $0.01183/kWh	512.95

(Continued on next page)

Los Angeles Department of Water & Power
www.ladwp.com 1-800-499-8840
Hours of operation - 7 am to 6 pm

(Continued from previous page)

Base Subtotal (43,360 kWh x $0.09596/kWh)		***$4,160.83***
Subtotal Electric Charges		**$9,209.21**
City of Los Angeles Utility Tax	$9,209.21 x 12.5%	1,151.15
State Energy Surcharge	61,760 kWh x $0.00029/kWh	17.91
	Total Electric Charges	**$ 10,378.27**

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PRINTED ON RECYCLED PAPER

Los Angeles Department of Water & Power

www.ladwp.com

BILL DATE	DATE DUE	Page 1 o
Sep 25, 2017	Oct 16, 2017	
ACCOUNT NUMBER	**AMOUNT DUE**	
393 910 0000	$ 64.53	

CUSTOMER SERVICE – 7:00 am - 6:00 pm
1-800-499-8840

RANCHO COLD STORAGE INC, 658 MESQUIT ST, LOS ANGELES, CA 90021

Paying Your Bill

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ONLINE
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www ladwp com/servicecenters

Account Summary

Previous Account Balance		$ 64.53
Payment Received 9/5/17	*Thank you*	-64.53
New Charges		+ 64.53
	Total Amount Due	**$ 64.53**

Summary of New Charges

Details on following pages.

Los Angeles Department of Water and Power Charges			
800-499-8840	Fire Service Charges	8/24/17 - 9/25/17	$64.53
		Total LADWP Charges	**$ 64.53**

Total New Charges $ 64.53

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Los Angeles,CA 90051-6707

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Los Angeles Department of Water & Power
www.ladwp.com 1-800-499-8840
Hours of operation - 7 am to 6 pm

Fire Service Charges

SA # : 3939100187

BILLING PERIOD	DAYS	RATE SCHEDULE
8/24/17 - 9/25/17	32	Water Schedule E - Private Fire Service

SERVES
4" FIRE SERVICE

METER NUMBER	CURRENT READ	–	PREVIOUS READ	=	TOTAL USED
00000143-1299193	0		0		0 HCF

Service Availability Charge	64.53
Subtotal Water Charges	**$64.53**

Total Fire Service Charges $ 64.53

There are no Sewer Service Charges on Fire Service



Los Angeles Department of Water & Power

www.ladwp.com

BILL DATE	DATE DUE
Sep 25, 2017	Oct 16, 2017
ACCOUNT NUMBER	**AMOUNT DUE**
384 550 0000	$ 223.41

CUSTOMER SERVICE – 7:00 am - 6:00 pm
1-800-499-8840

RANCHO COLD STORAGE INC, 690 MESQUIT ST, LOS ANGELES, CA 90021

Paying Your Bill

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Account Summary

Previous Account Balance		$ 223.41
Payment Received 9/5/17	*Thank you*	-223.41
New Charges		+ 223.41
	Total Amount Due	**$ 223.41**

Summary of New Charges

Details on following pages.

Los Angeles Department of Water and Power Charges		
800-499-8840	Fire Service Charges 8/24/17 - 9/25/17	$223.41
	Total LADWP Charges	**$ 223.41**

Total New Charges $ 223.41

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Los Angeles Department of Water & Power
www.ladwp.com 1-800-499-8840
Hours of operation - 7 am to 6 pm

Fire Service Charges

SA # : 3845500511

BILLING PERIOD	DAYS	RATE SCHEDULE
8/24/17 - 9/25/17	32	Water Schedule E - Private Fire Service

SERVES
8" FIRE SERVICE

METER NUMBER	CURRENT READ	–	PREVIOUS READ	=	TOTAL USED
00001233-515369	0		0		0 HCF

Service Availability Charge	223.41
Subtotal Water Charges	**$223.41**

Total Fire Service Charges $ 223.41

There are no Sewer Service Charges on Fire Service

Los Angeles Department of Water & Power

www.ladwp.com

BILL DATE	DATE DUE
Sep 25, 2017	Oct 16, 2017
ACCOUNT NUMBER	**AMOUNT DUE**
322 391 0704	$ 241.50

CUSTOMER SERVICE – 7:00 am - 6:00 pm
1-800-499-8840

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Place your payment stub and your check or money order in the envelope provided with the bill.

IN PERSON
Pay at any Customer Service Center. Locations are listed on the back of your payment stub and at *www.ladwp.com/servicecenters*

Account Summary

Previous Account Balance		$ 241.50
Payment Received 9/5/17	*Thank you*	-241.50
New Charges		+ 241.50
	Total Amount Due	**$ 241.50**

Summary of New Charges

Details on following pages.

Los Angeles Department of Water and Power Charges		
800-499-8840	Area Lighting Charges	$241.50
	Total LADWP Charges	**$ 241.50**
	Total New Charges	**$ 241.50**

PLEASE KEEP THIS PORTION FOR YOUR RECORDS. IF PAYING IN PERSON, BRING ENTIRE BILL TO CUSTOMER SERVICE CENTER.

Other Important Phone Numbers

HEARING OR SPEECH-IMPAIRED - TTY
1-800-HEAR-DWP(432-7397)

CITY OF LOS ANGELES UTILITY TAX
1-800-215-6277

Correspondence Addresses

Please do not send correspondence with your payment. It may be delayed or lost.

LOS ANGELES DEPT OF WATER & POWER
PO Box 515407
Los Angeles,CA 90051-6707

Customer Service and Payment Information

WHEN TO PAY YOUR BILL

Your bill is due and payable on presentation and shall become delinquent nineteen days after the date of presentation. The payment due on your bill applies to the current charges only and does not extend the due date on any unpaid previous balance. Current City of Los Angeles policy provides for notification ten (10) days prior to discontinuance of service for nonpayment.

LATE PAYMENT CHARGE

A Late Payment Charge amounting to an 18% annual rate, computed on a daily basis, may be assessed on electric and water balances that are not paid by the due date. The charge is made for each day of the billing period shown on the current bill. Service may be discontinued for nonpayment.

IF YOU QUESTION YOUR LADWP CHARGES

Please contact a representative by calling the Customer Service Telephone Number or by going into any of the Department of Water and Power Customer Service Centers listed on the back of your payment stub or email us using our Customer Service form at www.ladwp.com/contactus. After receiving an explanation, you may ask for more information from a supervisor. If you still disagree with the charges, you have a right to a management-level review. To ask for a management-level review, send a written request to: LADWP Customer Relations Office, P.O. Box 51111, Los Angeles, CA 90051-0100. You must pay the undisputed portion of the bill within 7 days of the request for a management-level review. Your account will be reviewed and you will be informed of the result.

ELECTRONIC CHECK CONVERSION

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Los Angeles Department of Water & Power
www.ladwp.com 1-800-499-8840
Hours of operation - 7 am to 6 pm

DEFINITIONS

Electric Subsidy Adjustment – a charge, based on usage, to help cover costs of special customer subsidies including senior, disabled and low income.

Energy Cost Adjustment – an adjustment that reflects the variations in what LADWP pays for the energy they deliver to customers.

kWh – (kilowatt-hours) the units in which electric meters measure usage. 1 kWh equals 1000 watts of electricity supplied for one hour.

Reliability Cost Adjustment – an amount reflecting the costs to support additional capital investments needed to improve reliability in areas of power distribution, transmission and generation infrastructures.

Service Charge – a charge for non-measured services provided (meter reading, billing, postage, etc.)

Area Lighting Charges

SA # : 3223910222

BILLING PERIOD 8/24/17 - 9/25/17
DAYS 32
RATE SCHEDULE Outdoor Area Lighting Service and OAL[i]

Type of Light	Number	Start Date	End Date
OAL DH Metal Halide 250W	1 lamp	8/25/17	9/25/17

OAL DH Metal Halide 250W	$18.25/lamp 1 lamp(s) x per month	18.25

Total Area Lighting Charges $ 18.25

Area Lighting Charges

SA # : 3223910312

BILLING PERIOD 8/24/17 - 9/25/17
DAYS 32
RATE SCHEDULE Outdoor Area Lighting Service and OAL[i]

Type of Light	Number	Start Date	End Date
OAL DH Metal Halide 1000W	3 lamps	8/25/17	9/25/17

OAL DH Metal Halide 1000W	$36.25/lamp 3 lamp(s) x per month	108.75

Total Area Lighting Charges $ 108.75

Area Lighting Charges

SA # : 3223910708

BILLING PERIOD 8/24/17 - 9/25/17
DAYS 32
RATE SCHEDULE Outdoor Area Lighting Service and OAL[i]

Type of Light	Number	Start Date	End Date
OAL DH Metal Halide 1000W	2 lamps	8/25/17	9/25/17

OAL DH Metal Halide 1000W	$36.25/lamp 2 lamp(s) x per month	72.50

Total Area Lighting Charges $ 72.50

Area Lighting Charges

SA # : 3223910840

BILLING PERIOD 8/24/17 - 9/25/17
DAYS 32
RATE SCHEDULE Outdoor Area Lighting Service and OAL[i]

Type of Light	Number	Start Date	End Date
OAL DH Metal Halide 400W	2 lamps	8/25/17	9/25/17

OAL DH Metal Halide 400W	$21.00/lamp 2 lamp(s) x per month	42.00

Total Area Lighting Charges $ 42.00



Los Angeles Department of Water & Power

www.ladwp.com

BILL DATE
Sep 25, 2017

ACCOUNT NUMBER
893 910 0000

DATE DUE
No Payment Due

CREDIT BALANCE
$ -0.10

CUSTOMER SERVICE – 7:00 am - 6:00 pm
1-800-499-8840

Paying Your Bill

AUTOMATIC PAYMENT
Automatically pay from your checking or savings by logging in at
www.ladwp.com/combillpay

ONLINE
Pay from your checking or savings any time by logging in at
www.ladwp.com/myaccount

BY PHONE
Pay from your checking or savings any time by calling
1-877-MYPAYDWP (1-877-697-2939)

BY MAIL
Place your payment stub and your check or money order in the envelope provided with the bill.

IN PERSON
Pay at any Customer Service Center. Locations are listed on the back of your payment stub and at
www.ladwp.com/servicecenters

Account Summary

Previous Account Balance		$ 25,914.02
Payment Received 9/25/17	*Thank you*	-25,914.12
Credit Balance		$ -0.10
	Credit Balance	**$ -0.10**
	Total New Charges	**$ 0.00**

Los Angeles Department of Water & Power

P.O. Box 30808 • Los Angeles CA 90030-0808

THIS IS YOUR BILL

ELECTRONIC SERVICE REQUESTED

4170 1 AV 0.373 04170 / 1368
RANCHO COLD STORAGE INC
670 MESQUIT ST
LOS ANGELES CA 90021-1306

For paperless billing, go to
www.ladwp.com/myaccount

ACCOUNT NUMBER
893 910 0000

NO PAYMENT DUE

No payment is due at this time. Your credit balance will be applied to your next bill.

8939100000000000000000000

Other Important Phone Numbers

HEARING OR SPEECH-IMPAIRED - TTY
1-800-HEAR-DWP(432-7397)

CITY OF LOS ANGELES UTILITY TAX
1-800-215-6277

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LOS ANGELES DEPT OF WATER & POWER
PO Box 515407
Los Angeles,CA 90051-6707

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WHERE TO PAY YOUR BILL

All LADWP Customer Service Centers below are open Mon-Fri, except holidays, from 9:00 am to 5:00 pm. After hours payment depositories are located at all offices.

BISHOP
Main Office — 300 Mandich Street

METROPOLITAN LOS ANGELES
Main Office — 111 N. Hope St.
Boyle Heights — 919 S. Soto St., #10
Central — 4619 S. Central Ave.
Crenshaw-Baldwin Hills — 4030 Crenshaw Blvd.
Hollywood — 6547-B Sunset Blvd. *(entrance on Schrader Blvd.)*
Lincoln Heights — 2417 Daly St.
Slauson-Vermont — 5928 S. Vermont Ave.
Watts — 1686 E. 103rd St.

HARBOR AREA
San Pedro — 535 W. 9th St.
Wilmington — 931 N. Avalon Blvd.

SAN FERNANDO VALLEY
Canoga Park — 7229 Winnetka Ave.
Mission Hills — 11100 Sepulveda Blvd., #3
Van Nuys — 6550 Van Nuys Blvd.

WEST LOS ANGELES
West Los Angeles — 1394 S. Sepulveda Blvd.

PRINTED ON RECYCLED PAPER

Los Angeles Department of Water & Power

www.ladwp.com

BILL DATE	DATE DUE
Oct 25, 2017	Nov 13, 2017
ACCOUNT NUMBER	**AMOUNT DUE**
551 671 0000	$ 865.82

CUSTOMER SERVICE – 7:00 am - 6:00 pm
1-800-499-8840

RANCHO COLD STORAGE INC, 685 MESQUIT ST, LOS ANGELES, CA 90021

Paying Your Bill

AUTOMATIC PAYMENT
Automatically pay from your checking or savings by logging in at *www.ladwp.com/combillpay*

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BY PHONE
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BY MAIL
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IN PERSON
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Account Summary

Previous Account Balance		$ 913.75
Payment Received 10/12/17	*Thank you*	-913.75
New Charges		+ 865.82
	Total Amount Due	**$ 865.82**

Summary of New Charges

Details on following pages.

Los Angeles Department of Water and Power Charges

800-499-8840

Electric Charges 9/22/17 - 10/24/17 3,720 kWh	$651.40	
Water Charges 9/22/17 - 10/24/17 10 HCF	$55.41	
Fire Service Charges 9/25/17 - 10/25/17	$114.11	
Total LADWP Charges		**$ 820.92**

LADWP provides billing services for the Bureau of Sanitation. All money collected for the services listed in the City of Los Angeles Bureau of Sanitation Charges section is forwarded to them.

City of Los Angeles Bureau of Sanitation Charges

800-773-2489

Sewer Charges 9/22/17 - 10/24/17	$44.90	
Total Sanitation Charges		**$ 44.90**

Total New Charges $ 865.82

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Other Important Phone Numbers

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CITY OF LOS ANGELES UTILITY TAX
1-800-215-6277

Correspondence Addresses

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LOS ANGELES DEPT OF WATER & POWER
PO Box 515407
Los Angeles,CA 90051-6707

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Los Angeles Department of Water & Power
www.ladwp.com 1-800-499-8840
Hours of operation - 7 am to 6 pm

DEFINITIONS

CRPSEA – (Capped Renewable Portfolio Standard Energy Adjustment) a charge reflecting the costs associated with RPS Operations and Maintenance, RPS debt service, and Energy Efficiency Programs.

ECA – (Energy Cost Adjustment) an adjustment that reflects the variations of fuel, energy and other associated costs.

ESA – (Electric Subsidy Adjustment) a charge reflecting the costs of subsidies including senior, disabled, low income, traffic control lighting, and enterprise zone.

IRCA – (Incremental Reliability Cost Adjustment) a charge reflecting Operations and Maintenance and debt service related to Power Reliability Program cost and legacy RCA under-collection.

kWh – (kilo-watt-hour) the units in which electric usage is measured. One kWh equals 1000 watts of electricity used for one hour.

RCA – (Reliability Cost Adjustment) a charge reflecting the costs to support additional capital investments needed to improve reliability in areas of power distribution, transmission and generation infrastructure.

VEA – (Variable Energy Adjustment) a charge reflecting the costs of fuel, non-RPS power purchase agreements, non-RPS economy purchases, legacy ECAF under-collection, and base rate decoupling from energy efficiency impact.

VRPSEA – (Variable Renewable Portfolio Standard Energy Adjustment) a charge reflecting the costs of RPS market purchases and RPS costs above and beyond any Operations and Maintenance and debt service payments.

Electric Charges

SA # : 5516710929

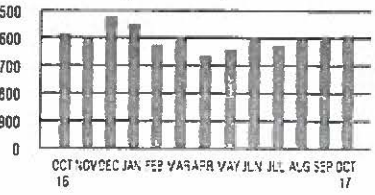
BILLING PERIOD 9/22/17 - 10/24/17
DAYS 32

RATE SCHEDULE
A-1 and A-1[i] Small General Electric - Rate A Standard Service

NEXT SCHEDULED READ DATE
11/22/17

METER NUMBER
M00019-00060271

USAGE HISTORY *(Total kWh)*



	Prev Yr	Oct 17
Total kWh used	3,760	3,720
Average daily kWh	134	116
Days in billing period	28	32
Your average daily cost of electricity		$20.36
Highest Demand in last 12 months:		11.6 kW

DESCRIPTION	CURRENT READ	–	PREVIOUS READ	x	MULTIPLIER	=	TOTAL USED
Demand kW	0.19				40		7.6 kW
Energy kWh	18487		18394		40		3720 kWh

Service Charge		7.00
Facilities Charge	11.6 kW x $5.36/kW	62.18
ESA	11.6 kW x $0.46/kW	5.34
RCA	11.6 kW x $0.96/kW	11.14
IRCA	11.6 kW x $0.99/kW	11.48
IRCA based on KWH	3,720 kWH x $0.0003/kWH	1.12
Energy Charge Low Season - 24 days	2,790 kWh x $0.05364/kWh	149.66
Energy Charge High Season - 8 days	930 kWh x $0.07909/kWh	73.55
ECA	3,720 kWh x $0.0569/kWh	211.67
VEA - 8 days	930 kWh x $-0.00779/kWh	-7.24
VEA - 24 days	2,790 kWh x $-0.00401/kWh	-11.19
CRPSEA - 8 days	930 kWh x $0.00436/kWh	4.05
CRPSEA - 24 days	2,790 kWh x $0.00443/kWh	12.36
VRPSEA - 8 days	930 kWh x $0.01183/kWh	11.00
VRPSEA - 24 days	2,790 kWh x $0.01288/kWh	35.94
Subtotal Electric Charges		**$578.06**
City of Los Angeles Utility Tax	$578.06 x 12.5%	72.26
State Energy Surcharge	3,720 kWh x $0.00029/kWh	1.08
	Total Electric Charges	**$ 651.40**

Green Power for a Green LA --LADWP's Green Power program replaces electricity from polluting power plants with energy generated from renewable resources. To learn more and sign up, visit www.ladwp.com/greenpower

Los Angeles Department of Water & Power
www.ladwp.com 1-800-499-8840
Hours of operation - 7 am to 6 pm

DEFINITIONS

HCF – (Hundred Cubic Feet) the units in which water usage is measured. One HCF equals 748 gallons.

Rate Schedule – rates, based on type of use, approved by the Board of Water and Power Commissioners and adopted by the City Council. For a list, visit www.ladwp.com

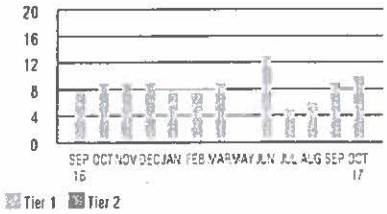
Tier (Commercial) – One of two usage ranges used in a pricing method that provides an incentive to conserve water. The first usage range (Winter Tier 1 allotment) is based on average consumption for the preceding Dec. - Mar. Any usage over the Tier 1 allotment is billed at a higher rate (Tier 2). During the High Season months (June 1 - Sept. 30), Tier 1 allotment shall be 105% of Winter Tier 1 allotment. Shortage year water rates no longer apply.

Water Charges

BILLING PERIOD 9/22/17 - 10/24/17
DAYS 32
RATE SCHEDULE
Water Schedule C - Comm, Ind, Govt and Temp Service
NEXT SCHEDULED READ DATE
11/22/17

SA # : 5516710932

USAGE HISTORY *(Total HCF)*



	Prev Yr	Oct 17
Total HCF used	9	10
Average daily gallons	210	234
Days in billing period	32	32
Your average daily cost of water		$1.73
Your average cost per gallon of water		$0.01

1 Hundred Cubic Feet (HCF) = 748 Gallons

METER NUMBER	CURRENT READ	–	PREVIOUS READ	=	TOTAL USED
96169603	447		437		10 HCF
Tier 1 Water			10 HCF x $5.541/HCF		55.41
Subtotal Water Charges					**$55.41**
				Total Water Charges	**$ 55.41**

Your Water Usage by Tier

Tier 1 Water Allotment $5.541/HCF	Tier 2
10 HCF	More than 10 HCF

Usage is billed at different rates, depending on how much you use. The graph shows how your water usage relates to these tiers, and the rate you paid in each tier. For more, visit www.ladwp.com/res_water

January - June 2018 Biannual Notice of Change in LADWP WATER RATES

enero - junio 2018 Aviso bianual de cambio a las TARIFAS DE AGUA DE LADWP

This notice is to inform you of the expected biannual water rate adjustments authorized by the Water Rate Ordinance for the City of Los Angeles that reflect the cost of buying water from the Metropolitan Water District (MWD) and executing other water projects and programs. These factors will become effective January 1, 2018. Individual rate adjustments will be an increase or decrease, as shown below. More information about LADWP's water rates can be found on the Department website at www.ladwp.com/waterrates.

The factors below are per Hundred Cubic Feet (HCF) of water used.
One HCF equals 748 gallons.

Este aviso es para informarle del ajuste bianual a las tarifas de agua autorizados por la Ordenanza de la Tarifa de Agua de la Ciudad de Los Angeles que reflejan el costo de comprar agua del Metropolitan Water District (MWD) y para otros proyectos y programas de agua. Estos factores tomaran vigencia a partir del 1ro de enero, 2018. Ajustes de tarifa individuales aumentarán o disminuirán en la muestra a continuación. una reduccion, como demostrado debajo. Más información sobre las tarifas de agua de LADWP está disponible en el sitio Web del departamento: www.ladwp.com/waterrates.

Las tarifas debajo son por unidades de cien pies cúbicos (HCF, por sus siglas en inglés) de agua usada. Un HCF es igual a 748 galones.

Water Rate Adjustment Factors	Factores de Ajustes de Tarifas de Agua	Jul - Dec 2017 jul - dic 2017	Increase (Decrease) from Previous Quarter Aumento (Reducir) del Trimestre Previo	Jan - Jun 2018 ene - jun 2018
Water Supply Cost Adjustment Factor Tier 1	Ajuste al Costo de Suministro de Agua Nivel 1	$ 1.121	$ 0.265	$ 1.386
Water Supply Cost Adjustment Factor Tier 2	Ajuste al Costo de Suministro de Agua Nivel 2	$ 2.751	$ 0.790	$ 3.541
Water Supply Cost Adjustment Factor Tier 3	Ajuste al Costo de Suministro de Agua Nivel 3	$ 4.261	($ 0.346)	$ 3.915
Water Supply Cost Adjustment Factor Tier 4	Ajuste al Costo de Suministro de Agua Nivel 4	$ 4.360	($ 0.102)	$ 4.258
Water Quality Improvement	Mejoras de Calidad de Agua	$ 1.270	($ 0.127)	$ 1.143
Owens Valley Regulatory	Regulador de Owens Valley	$ 0.273	($ 0.084)	$ 0.189
Water Infrastructure	Infraestructura de Agua	$ 0.472	$ 0.000	$ 0.472
Base Rate Revenue Target Adjustment Factor	Ajuste de Objetivo Básico de Ingresos			
Schedule A	Calendario A	$ 0.235	$ 0.611	$ 0.846
Schedule B	Calendario B	$ 0.339	$ 0.603	$ 0.942
Schedule Other	Calendario Otro	$ 0.105	($ 0.165)	($ 0.060)
Low-Income Subsidy	Subsidio para Clientes de Bajos Recursos	$ 0.120	($ 0.017)	$ 0.103
Water Expense Stabilization	Estabilización del Costo de Agua	$ 0.181	($ 0.116)	$ 0.065

For the year beginning January 1, 2018 and ending December 31, 2018, Outside City Surcharge will be $0.000, remaining static from the January 2017 - December 2017 surcharge of $0.000.

Para el año empezando el 1 de enero de 2018 y terminando el 31 de diciembre, el Recargo Fuera de la Ciudad será $0.000, y permanecerá estático desde enero 2017 a diciembre 2017.

Los Angeles Department of Water & Power
www.ladwp.com 1-800-499-8840
Hours of operation - 7 am to 6 pm

Fire Service Charges

SA # : 5516710931

BILLING PERIOD	DAYS	RATE SCHEDULE
9/25/17 - 10/25/17	30	Water Schedule E - Private Fire Service

SERVES
6" FIRE SERVICE

METER NUMBER	CURRENT READ	–	PREVIOUS READ	=	TOTAL USED
03987680-1032788	0		0		0 HCF

Service Availability Charge	114.11
Subtotal Water Charges	**$114.11**

Total Fire Service Charges $ 114.11

There are no Sewer Service Charges on Fire Service

LA Sanitation
www.lacitysan.org 1-800-773-2489
Hours of operation - 24/7

DEFINITIONS

Low Income Sewer Surcharge - an amount charged to each customer to help cover the costs of providing sewer service subsidies to low income customers, required by state and federal law.

Sewer Service Charge - (SSC) a charge for use of the sewer system, to cover the costs of constructing and maintaining wastewater facilities such as sewers and sewage treatment plants, and for treating sewage.

Sewer Charges

SA # : 5516710930

BILLING PERIOD	DAYS	SEWER RATE SCHEDULE
9/22/17 - 10/24/17	32	Sewer Service Charge - Multi Dwell and Commercial

Sewer Service Charge*	9.30000 HCF x $4.80/HCF	44.64
Sewer Service Low Income Surcharge*		0.26
Total Sewer Charges		**$ 44.90**

**Your Sewer Service Charge is calculated on 93% of your water consumption.*

Electric Definitions

Demand Charge – a charge related to maximum power measured in kilowatts (kW). It is the highest kW as measured by the meter over a continuous 15 minute interval during the billing period.

Facilities Charge – a charge to recover the cost of transformer and line capacity used in meeting customer's maximum demand as recorded in the last twelve months.

kVarh – (kilo-var-hour) the units in which electric reactive energy usage is measured. One kVarh equals 1000 volt-ampere reactive energy use for one hour.

Minimum Charge – an amount charged if your usage falls below a certain minimum level to cover costs for services provided such as meter reading, billing, postage, etc. when a service charge is not applicable.

Power Factor – the ratio of real Energy (kWh) to reactive energy (kVarh) for a given time period. The Maximum value is 1.0.

Rate Schedule – rates, based on type of use, approved by the Board of Water and Power Commissioners and adopted by the City Council. For a list, visit www.ladwp.com.

RPS – Renewable Portfolio Standard program to increase the use of energy from photovoltaics, wind, biomass, and other renewable sources.

Service Charge – a charge for services provided such as meter reading, billing, postage, etc.

Time-of-Use – Time-of-Use rates are based on the time of day that you use electricity. During the Base hours, when customer use is low, your price will be lower than the standard rate. Prices during Low Peak hours are slightly higher than standard rate. In High Peak hours, the cost to supply energy is the highest, and it will cost more than the standard rate.

PRINTED ON RECYCLED PAPER

Los Angeles Department of Water & Power

www.ladwp.com

BILL DATE	DATE DUE
Oct 25, 2017	Nov 13, 2017
ACCOUNT NUMBER	**AMOUNT DUE**
384 550 0000	$ 223.41

CUSTOMER SERVICE – 7:00 am - 6:00 pm
1-800-499-8840

RANCHO COLD STORAGE INC, 690 MESQUIT ST, LOS ANGELES, CA 90021

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Pay at any Customer Service Center. Locations are listed on the back of your payment stub and at *www.ladwp.com/servicecenters*

Account Summary

Previous Account Balance		$ 223.41
Payment Received 10/12/17	*Thank you*	-223.41
New Charges		+ 223.41
	Total Amount Due	**$ 223.41**

Summary of New Charges

Details on following pages.

Los Angeles Department of Water and Power Charges			
800-499-8840	Fire Service Charges	9/25/17 - 10/25/17	$223.41
		Total LADWP Charges	**$ 223.41**

Total New Charges **$ 223.41**

PLEASE KEEP THIS PORTION FOR YOUR RECORDS. IF PAYING IN PERSON, BRING ENTIRE BILL TO CUSTOMER SERVICE CENTER.

Other Important Phone Numbers

HEARING OR SPEECH-IMPAIRED - TTY
1-800-HEAR-DWP(432-7397)

CITY OF LOS ANGELES UTILITY TAX
1-800-215-6277

Correspondence Addresses

Please do not send correspondence with your payment. It may be delayed or lost.

LOS ANGELES DEPT OF WATER & POWER
PO Box 515407
Los Angeles,CA 90051-6707

Customer Service and Payment Information

WHEN TO PAY YOUR BILL

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LATE PAYMENT CHARGE

A Late Payment Charge amounting to an 18% annual rate, computed on a daily basis, may be assessed on electric and water balances that are not paid by the due date. The charge is made for each day of the billing period shown on the current bill. Service may be discontinued for nonpayment.

IF YOU QUESTION YOUR LADWP CHARGES

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ELECTRONIC CHECK CONVERSION

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Los Angeles Department of Water & Power
www.ladwp.com 1-800-499-8840
Hours of operation - 7 am to 6 pm

Fire Service Charges

SA # : 3845500511

BILLING PERIOD	DAYS	RATE SCHEDULE
9/25/17 - 10/25/17	30	Water Schedule E - Private Fire Service

SERVES
8" FIRE SERVICE

METER NUMBER	CURRENT READ	–	PREVIOUS READ	=	TOTAL USED
00001233-515369	0		0		0 HCF

Service Availability Charge	223.41
Subtotal Water Charges	**$223.41**

Total Fire Service Charges $ 223.41

There are no Sewer Service Charges on Fire Service.



Los Angeles Department of Water & Power

www.ladwp.com

BILL DATE	DATE DUE
Oct 25, 2017	Nov 13, 2017
ACCOUNT NUMBER	**AMOUNT DUE**
393 910 0000	$ 64.53

CUSTOMER SERVICE – 7:00 am - 6:00 pm
1-800-499-8840

RANCHO COLD STORAGE INC, 658 MESQUIT ST, LOS ANGELES, CA 90021

Paying Your Bill

AUTOMATIC PAYMENT
Automatically pay from your checking or savings by logging in at *www.ladwp.com/combillpay*

ONLINE
Pay from your checking or savings any time by logging in at *www.ladwp.com/myaccount*

BY PHONE
Pay from your checking or savings any time by calling 1-877-MYPAYDWP (1-877-697-2939)

BY MAIL
Place your payment stub and your check or money order in the envelope provided with the bill.

IN PERSON
Pay at any Customer Service Center. Locations are listed on the back of your payment stub and at *www.ladwp.com/servicecenters*

Account Summary

Previous Account Balance		$ 64.53
Payment Received 10/12/17	*Thank you*	-64.53
New Charges		+ 64.53
	Total Amount Due	**$ 64.53**

Summary of New Charges

Details on following pages.

Los Angeles Department of Water and Power Charges			
800-499-8840	Fire Service Charges	9/25/17 - 10/25/17	$64.53
		Total LADWP Charges	**$ 64.53**

Total New Charges $ 64.53

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Other Important Phone Numbers

HEARING OR SPEECH-IMPAIRED - TTY
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CITY OF LOS ANGELES UTILITY TAX
1-800-215-6277

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Los Angeles,CA 90051-6707

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Los Angeles Department of Water & Power
www.ladwp.com 1-800-499-8840
Hours of operation - 7 am to 6 pm

Fire Service Charges

SA # : 3939100187

BILLING PERIOD	DAYS	RATE SCHEDULE
9/25/17 - 10/25/17	30	Water Schedule E - Private Fire Service

SERVES
4" FIRE SERVICE

METER NUMBER	CURRENT READ	–	PREVIOUS READ	=	TOTAL USED
00000143-1299193	0		0		0 HCF

Service Availability Charge	64.53
Subtotal Water Charges	**$64.53**

Total Fire Service Charges $ 64.53

There are no Sewer Service Charges on Fire Service



CUSTOMER SERVICE – 7:00 am - 6:00 pm
1-800-499-8840

RANCHO COLD STORAGE INC, 685 MESQUIT ST, LOS ANGELES, CA 90021

Paying Your Bill

AUTOMATIC PAYMENT
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BY PHONE
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BY MAIL
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IN PERSON
Pay at any Customer Service Center. Locations are listed on the back of your payment stub and at *www.ladwp.com/servicecenters*

Account Summary

Previous Account Balance		$ 10,378.27
Payment Received 10/12/17	*Thank you*	-10,378.27
New Charges		+ 10,112.24
	Total Amount Due	**$ 10,112.24**

Summary of New Charges

Details on following pages.

Los Angeles Department of Water and Power Charges		
800-499-8840	Electric Charges 9/22/17 - 10/24/17 64,400 kWh $10,112.24	
	Total LADWP Charges	**$ 10,112.24**

Total New Charges $ 10,112.24

PLEASE KEEP THIS PORTION FOR YOUR RECORDS. IF PAYING IN PERSON, BRING ENTIRE BILL TO CUSTOMER SERVICE CENTER

Other Important Phone Numbers

HEARING OR SPEECH-IMPAIRED - TTY
1-800-HEAR-DWP(432-7397)

CITY OF LOS ANGELES UTILITY TAX
1-800-215-6277

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LOS ANGELES DEPT OF WATER & POWER
PO Box 515407
Los Angeles,CA 90051-6707

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Los Angeles Department of Water & Power
www.ladwp.com 1-800-499-8840
Hours of operation - 7 am to 6 pm

DEFINITIONS

CRPSEA – (Capped Renewable Portfolio Standard Energy Adjustment) a charge reflecting the costs associated with RPS Operations and Maintenance, RPS debt service, and Energy Efficiency Programs.

ECA – (Energy Cost Adjustment) an adjustment that reflects the variations of fuel, energy and other associated costs.

ESA – (Electric Subsidy Adjustment) a charge reflecting the costs of subsidies including senior, disabled, low income, traffic control lighting, and enterprise zone.

IRCA – (Incremental Reliability Cost Adjustment) a charge reflecting Operations and Maintenance and debt service related to Power Reliability Program cost and legacy RCA under-collection.

kWh – (kilo-watt-hour) the units in which electric usage is measured. One kWh equals 1000 watts of electricity used for one hour.

RCA – (Reliability Cost Adjustment) a charge reflecting the costs to support additional capital investments needed to improve reliability in areas of power distribution, transmission and generation infrastructure.

VEA – (Variable Energy Adjustment) a charge reflecting the costs of fuel, non-RPS power purchase agreements, non-RPS economy purchases, legacy ECAF under-collection, and base rate decoupling from energy efficiency impact.

VRPSEA – (Variable Renewable Portfolio Standard Energy Adjustment) a charge reflecting the costs of RPS market purchases and RPS costs above and beyond any Operations and Maintenance and debt service payments.

Electric Charges

SA # : 4516710848

BILLING PERIOD 9/22/17 - 10/24/17
DAYS 32

RATE SCHEDULE
A-2 and A-2[i] Primary Electric - Rate B TOU - KVAR Metered Service

NEXT SCHEDULED READ DATE
11/22/17

METER NUMBER
APMVL00222-000263
56

SERVES
LOW PEAK KVARH

PERIOD	CURRENT READ	–	PREVIOUS READ	x	MULTIPLIER	=	TOTAL USED
High Peak kW	1.51				80		120.8 kW
Low Peak kW	1.51				80		120.8 kW
Base kW	1.47				80		117.6 kW
High Peak kWh	477		380		80		7760 kWh
Low Peak kWh	766		616		80		12000 kWh
Base kWh	2741		2183		80		44640 kWh
High Peak kVarh	431		340		80		7280 kVarh
Low Peak kVarh	648		519		80		10320 kVarh
Base kVarh	2455		1943		80		40960 kVarh

Service Charge		28.00
Facilities Charge	141.6 kW x $5.36/kW	758.98
ESA	141.6 kW x $0.46/kW	65.14
RCA	141.6 kW x $0.96/kW	135.94
IRCA	141.6 kW x $0.99/kW	140.18
IRCA based on KWH	64,400 kWH x $0.0003/kWH	19.32
High Peak High Season Demand - 8 days	120.8 kW x $10.00/kW	302.00
High Peak Low Season Demand - 24 days	120.8 kW x $4.75/kW	430.35
High Peak High Season Energy - 8 days	1,940 kWh x $0.05866/kWh	113.80
High Peak Low Season Energy - 24 days	5,820 kWh x $0.05232/kWh	304.50
High Peak ECA	7,760 kWh x $0.0569/kWh	441.54
High Peak VEA - 8 days	1,940 kWh x $-0.00779/kWh	-15.11
High Peak VEA - 24 days	5,820 kWh x $-0.00401/kWh	-23.34
High Peak CRPSEA - 8 days	1,940 kWh x $0.00436/kWh	8.46
High Peak CRPSEA - 24 days	5,820 kWh x $0.00443/kWh	25.78
High Peak VRPSEA - 8 days	1,940 kWh x $0.01183/kWh	22.95
High Peak VRPSEA - 24 days	5,820 kWh x $0.01288/kWh	74.96
High Peak Subtotal	***(7,760 kWh x $0.21725/kWh)***	***$1,685.89***
Low Peak High Season Demand - 8 days	120.8 kW x $3.75/kW	113.25
Low Peak Low Season Demand - 24 days	120.8 kW x $0.00/kW	0.00
Low Peak High Season Energy - 8 days	3,000 kWh x $0.05139/kWh	154.17
Low Peak Low Season Energy - 24 days	9,000 kWh x $0.05232/kWh	470.88
Low Peak ECA	12,000 kWh x $0.0569/kWh	682.80
Low Peak VEA - 8 days	3,000 kWh x $-0.00779/kWh	-23.37
Low Peak VEA - 24 days	9,000 kWh x $-0.00401/kWh	-36.09
Low Peak CRPSEA - 8 days	3,000 kWh x $0.00436/kWh	13.08

(Continued on next page)

Los Angeles Department of Water & Power
www.ladwp.com 1-800-499-8840
Hours of operation - 7 am to 6 pm

DEFINITIONS

CRPSEA – (Capped Renewable Portfolio Standard Energy Adjustment) a charge reflecting the costs associated with RPS Operations and Maintenance, RPS debt service, and Energy Efficiency Programs.

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ESA – (Electric Subsidy Adjustment) a charge reflecting the costs of subsidies including senior, disabled, low income, traffic control lighting, and enterprise zone.

IRCA – (Incremental Reliability Cost Adjustment) a charge reflecting Operations and Maintenance and debt service related to Power Reliability Program cost and legacy RCA under-collection.

kWh – (kilo-watt-hour) the units in which electric usage is measured. One kWh equals 1000 watts of electricity used for one hour.

RCA – (Reliability Cost Adjustment) a charge reflecting the costs to support additional capital investments needed to improve reliability in areas of power distribution, transmission and generation infrastructure.

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VRPSEA – (Variable Renewable Portfolio Standard Energy Adjustment) a charge reflecting the costs of RPS market purchases and RPS costs above and beyond any Operations and Maintenance and debt service payments.

(Continued from previous page)

Low Peak CRPSEA - 24 days	9,000 kWh x $0.00443/kWh	39.87
Low Peak VRPSEA - 8 days	3,000 kWh x $0.01183/kWh	35.49
Low Peak VRPSEA - 24 days	9,000 kWh x $0.01288/kWh	115.92
Low Peak Subtotal	***(12,000 kWh x $0.1305/kWh)***	***$1,566.00***
Base High Season Demand - 8 days	117.6 kW x $0.00/kW	0.00
Base Low Season Demand - 24 days	117.6 kW x $0.00/kW	0.00
Base High Season Energy - 8 days	11,160 kWh x $0.03066/kWh	342.17
Base Low Season Energy - 24 days	33,480 kWh x $0.03439/kWh	1,151.38
Base ECA	44,640 kWh x $0.0569/kWh	2,540.02
Base VEA - 8 days	11,160 kWh x $-0.00779/kWh	-86.94
Base VEA - 24 days	33,480 kWh x $-0.00401/kWh	-134.25
Base CRPSEA - 8 days	11,160 kWh x $0.00436/kWh	48.66
Base CRPSEA - 24 days	33,480 kWh x $0.00443/kWh	148.32
Base VRPSEA - 8 days	11,160 kWh x $0.01183/kWh	132.02
Base VRPSEA - 24 days	33,480 kWh x $0.01288/kWh	431.22
Base Subtotal	***(44,640 kWh x $0.10243/kWh)***	***$4,572.60***
Subtotal Electric Charges		**$8,972.05**
City of Los Angeles Utility Tax	$8,972.05 x 12.5%	1,121.51
State Energy Surcharge	64,400 kWh x $0.00029/kWh	18.68
	Total Electric Charges	**$ 10,112.24**

Green Power for a Green LA *--LADWP's Green Power program replaces electricity from polluting power plants with energy generated from renewable resources. To learn more and sign up, visit www.ladwp.com/greenpower*

Electric Definitions

Demand Charge – a charge related to maximum power measured in kilowatts (kW). It is the highest kW as measured by the meter over a continuous 15 minute interval during the billing period.

Facilities Charge – a charge to recover the cost of transformer and line capacity used in meeting customer's maximum demand as recorded in the last twelve months.

kVarh – (kilo-var-hour) the units in which electric reactive energy usage is measured. One kVarh equals 1000 volt-ampere reactive energy use for one hour.

Minimum Charge – an amount charged if your usage falls below a certain minimum level to cover costs for services provided such as meter reading, billing, postage, etc. when a service charge is not applicable.

Power Factor – the ratio of real Energy (kWh) to reactive energy (kVarh) for a given time period. The Maximum value is 1.0.

Rate Schedule – rates, based on type of use, approved by the Board of Water and Power Commissioners and adopted by the City Council. For a list, visit www.ladwp.com.

RPS – Renewable Portfolio Standard program to increase the use of energy from photovoltaics, wind, biomass, and other renewable sources.

Service Charge – a charge for services provided such as meter reading, billing, postage, etc.

Time-of-Use – Time-of-Use rates are based on the time of day that you use electricity. During the Base hours, when customer use is low, your price will be lower than the standard rate. Prices during Low Peak hours are slightly higher than standard rate. In High Peak hours, the cost to supply energy is the highest, and it will cost more than the standard rate.

PRINTED ON RECYCLED PAPER

Los Angeles Department of Water & Power

www.ladwp.com

BILL DATE	DATE DUE
Oct 25, 2017	Nov 13, 2017
ACCOUNT NUMBER	**AMOUNT DUE**
493 910 0000	$ 1,353.52

CUSTOMER SERVICE – 7:00 am - 6:00 pm
1-800-499-8840

RANCHO COLD STORAGE INC, 658 MESQUIT ST, LOS ANGELES, CA 90021

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Account Summary

Previous Account Balance		$ 1,456.49
Payment Received 10/12/17	*Thank you*	-1,456.49
New Charges		+ 1,353.52
	Total Amount Due	**$ 1,353.52**

Summary of New Charges

Details on following pages.

Los Angeles Department of Water and Power Charges		
800-499-8840	Electric Charges 9/22/17 - 10/24/17 8,093 kWh	$1,353.52
	Total LADWP Charges	**$ 1,353.52**
	Total New Charges	**$ 1,353.52**

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Other Important Phone Numbers

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Los Angeles Department of Water & Power
www.ladwp.com 1-800-499-8840
Hours of operation - 7 am to 6 pm

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Electric Charges

SA # : 4939100550

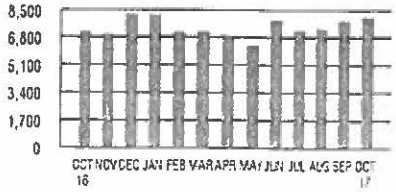
BILLING PERIOD 9/22/17 - 10/24/17
DAYS 32

RATE SCHEDULE
A-1 and A-1[i] Small General Electric - Rate A Standard Service

NEXT SCHEDULED READ DATE
11/22/17

METER NUMBER
M00009-00977696

USAGE HISTORY *(Total kWh)*



	Prev Yr	Oct 17
Total kWh used	7,170	8,093
Average daily kWh	231	253
Days in billing period	31	32
Your average daily cost of electricity		$42.30
Highest Demand in last 12 months:		19.02 kW

DESCRIPTION	CURRENT READ	–	PREVIOUS READ	=	TOTAL USED
Demand kW	17.01				17.01 kW
Energy kWh	12530		4437		8093 kWh

Service Charge		7.00
Facilities Charge	19.02 kW x $5.36/kW	101.95
ESA	19.02 kW x $0.46/kW	8.75
RCA	19.02 kW x $0.96/kW	18.26
IRCA	19.02 kW x $0.99/kW	18.83
IRCA based on KWH	8,093 kWH x $0.0003/kWH	2.43
Energy Charge Low Season - 24 days	6,069.75 kWh x $0.05364/kWh	325.58
Energy Charge High Season - 8 days	2,023.25 kWh x $0.07909/kWh	160.02
ECA	8,093 kWh x $0.0569/kWh	460.49
VEA - 8 days	2,023.25 kWh x $-0.00779/kWh	-15.76
VEA - 24 days	6,069.75 kWh x $-0.00401/kWh	-24.34
CRPSEA - 8 days	2,023.25 kWh x $0.00436/kWh	8.82
CRPSEA - 24 days	6,069.75 kWh x $0.00443/kWh	26.89
VRPSEA - 8 days	2,023.25 kWh x $0.01183/kWh	23.94
VRPSEA - 24 days	6,069.75 kWh x $0.01288/kWh	78.18
Subtotal Electric Charges		**$1,201.04**
City of Los Angeles Utility Tax	$1,201.04 x 12.5%	150.13
State Energy Surcharge	8,093 kWh x $0.00029/kWh	2.35
	Total Electric Charges	**$ 1,353.52**

Green Power for a Green LA - LADWP's Green Power program replaces electricity from polluting power plants with energy generated from renewable resources. To learn more and sign up, visit www.ladwp.com/greenpower

Electric Definitions

Demand Charge – a charge related to maximum power measured in kilowatts (kW). It is the highest kW as measured by the meter over a continuous 15 minute interval during the billing period

Facilities Charge – a charge to recover the cost of transformer and line capacity used in meeting customer's maximum demand as recorded in the last twelve months.

kVarh – (kilo-var-hour) the units in which electric reactive energy usage is measured. One kVarh equals 1000 volt-ampere reactive energy use for one hour.

Minimum Charge – an amount charged if your usage falls below a certain minimum level to cover costs for services provided such as meter reading, billing, postage, etc. when a service charge is not applicable

Power Factor – the ratio of real Energy (kWh) to reactive energy (kVarh) for a given time period. The Maximum value is 1.0

Rate Schedule – rates, based on type of use, approved by the Board of Water and Power Commissioners and adopted by the City Council. For a list, visit www.ladwp.com

RPS – Renewable Portfolio Standard program to increase the use of energy from photovoltaics, wind, biomass, and other renewable sources

Service Charge – a charge for services provided such as meter reading, billing, postage, etc.

Time-of-Use – Time-of-Use rates are based on the time of day that you use electricity. During the Base hours, when customer use is low, your price will be lower than the standard rate. Prices during Low Peak hours are slightly higher than standard rate. In High Peak hours, the cost to supply energy is the highest, and it will cost more than the standard rate.

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Los Angeles Department of Water & Power

www.ladwp.com

BILL DATE	DATE DUE
Oct 25, 2017	Nov 13, 2017
ACCOUNT NUMBER	**AMOUNT DUE**
322 391 0704	$ 241.50

CUSTOMER SERVICE – 7:00 am - 6:00 pm
1-800-499-8840

RANCHO COLD STORAGE INC, 670 MESQUIT ST, LOS ANGELES, CA 90021

Paying Your Bill

AUTOMATIC PAYMENT
Automatically pay from your checking or savings by logging in at *www.ladwp.com/combillpay*

ONLINE
Pay from your checking or savings any time by logging in at *www.ladwp.com/myaccount*

BY PHONE
Pay from your checking or savings any time by calling 1-877-MYPAYDWP (1-877-697-2939)

BY MAIL
Place your payment stub and your check or money order in the envelope provided with the bill.

IN PERSON
Pay at any Customer Service Center. Locations are listed on the back of your payment stub and at *www.ladwp.com/servicecenters*

Account Summary

Previous Account Balance		$ 241.50
Payment Received 10/12/17	*Thank you*	-241.50
New Charges		+ 241.50
	Total Amount Due	**$ 241.50**

Summary of New Charges

Details on following pages.

Los Angeles Department of Water and Power Charges		
800-499-8840	Area Lighting Charges	$241.50
	Total LADWP Charges	**$ 241.50**
	Total New Charges	**$ 241.50**

PLEASE KEEP THIS PORTION FOR YOUR RECORDS. IF PAYING IN PERSON, BRING ENTIRE BILL TO CUSTOMER SERVICE CENTER.

Other Important Phone Numbers

HEARING OR SPEECH-IMPAIRED - TTY
1-800-HEAR-DWP(432-7397)

CITY OF LOS ANGELES UTILITY TAX
1-800-215-6277

Correspondence Addresses

Please do not send correspondence with your payment. It may be delayed or lost.

LOS ANGELES DEPT OF WATER & POWER
PO Box 515407
Los Angeles,CA 90051-6707

Customer Service and Payment Information

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IF YOU QUESTION YOUR LADWP CHARGES

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ELECTRONIC CHECK CONVERSION

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Los Angeles Department of Water & Power
www.ladwp.com 1-800-499-8840
Hours of operation - 7 am to 6 pm

DEFINITIONS

Electric Subsidy Adjustment – a charge, based on usage, to help cover costs of special customer subsidies including senior, disabled and low income

Energy Cost Adjustment – an adjustment that reflects the variations in what LADWP pays for the energy they deliver to customers.

kWh – (kilowatt-hours) the units in which electric meters measure usage. 1 kWh equals 1000 watts of electricity supplied for one hour.

Reliability Cost Adjustment – an amount reflecting the costs to support additional capital investments needed to improve reliability in areas of power distribution, transmission and generation infrastructures.

Service Charge – a charge for non-measured services provided (meter reading, billing, postage, etc.)

Area Lighting Charges

SA # : 3223910222

BILLING PERIOD	DAYS
9/25/17 - 10/25/17	30

RATE SCHEDULE
Outdoor Area Lighting Service and OAL[i]

Type of Light	Number	Start Date	End Date
OAL DH Metal Halide 250W	1 lamp	9/26/17	10/25/17

BILLING PERIOD	DAYS	RATE SCHEDULE
9/26/17 - 9/30/17	5	Outdoor Area Lighting Service and OAL[i]

OAL DH Metal Halide 250W - 5 days	$18.25/lamp 1 lamp(s) x per month	3.04
Area Lighting Charges 9/26/17 - 9/30/17 (5 Days)		**$3.04**

BILLING PERIOD	DAYS	RATE SCHEDULE
10/1/17 - 10/25/17	25	Outdoor Area Lighting Service and OAL[i]

OAL DH Metal Halide 250W - 25 days	$18.25/lamp 1 lamp(s) x per month	15.21
Area Lighting Charges 10/1/17 - 10/25/17 (25 Days)		**$15.21**

Total Area Lighting Charges $ 18.25

Area Lighting Charges

SA # : 3223910312

BILLING PERIOD	DAYS
9/25/17 - 10/25/17	30

RATE SCHEDULE
Outdoor Area Lighting Service and OAL[i]

Type of Light	Number	Start Date	End Date
OAL DH Metal Halide 1000W	3 lamps	9/26/17	10/25/17

BILLING PERIOD	DAYS	RATE SCHEDULE
9/26/17 - 9/30/17	5	Outdoor Area Lighting Service and OAL[i]

OAL DH Metal Halide 1000W - 5 days	$36.25/lamp 3 lamp(s) x per month	18.13
Area Lighting Charges 9/26/17 - 9/30/17 (5 Days)		**$18.13**

BILLING PERIOD	DAYS	RATE SCHEDULE
10/1/17 - 10/25/17	25	Outdoor Area Lighting Service and OAL[i]

OAL DH Metal Halide 1000W - 25 days	$36.25/lamp 3 lamp(s) x per month	90.62
Area Lighting Charges 10/1/17 - 10/25/17 (25 Days)		**$90.62**

Total Area Lighting Charges $ 108.75

Area Lighting Charges

SA # : 3223910708

BILLING PERIOD: 9/25/17 - 10/25/17
DAYS: 30
RATE SCHEDULE: Outdoor Area Lighting Service and OAL[i]

Type of Light	Number	Start Date	End Date
OAL DH Metal Halide 1000W	2 lamps	9/26/17	10/25/17

BILLING PERIOD	DAYS	RATE SCHEDULE
9/26/17 - 9/30/17	5	Outdoor Area Lighting Service and OAL[i]

OAL DH Metal Halide 1000W - 5 days	$36.25/lamp 2 lamp(s) x per month	12.08
Area Lighting Charges 9/26/17 - 9/30/17 (5 Days)		**$12.08**

BILLING PERIOD	DAYS	RATE SCHEDULE
10/1/17 - 10/25/17	25	Outdoor Area Lighting Service and OAL[i]

OAL DH Metal Halide 1000W - 25 days	$36.25/lamp 2 lamp(s) x per month	60.42
Area Lighting Charges 10/1/17 - 10/25/17 (25 Days)		**$60.42**

Total Area Lighting Charges $ 72.50

Area Lighting Charges

SA # : 3223910840

BILLING PERIOD: 9/25/17 - 10/25/17
DAYS: 30
RATE SCHEDULE: Outdoor Area Lighting Service and OAL[i]

Type of Light	Number	Start Date	End Date
OAL DH Metal Halide 400W	2 lamps	9/26/17	10/25/17

BILLING PERIOD	DAYS	RATE SCHEDULE
9/26/17 - 9/30/17	5	Outdoor Area Lighting Service and OAL[i]

OAL DH Metal Halide 400W - 5 days	$21.00/lamp 2 lamp(s) x per month	7.00
Area Lighting Charges 9/26/17 - 9/30/17 (5 Days)		**$7.00**

BILLING PERIOD	DAYS	RATE SCHEDULE
10/1/17 - 10/25/17	25	Outdoor Area Lighting Service and OAL[i]

OAL DH Metal Halide 400W - 25 days	$21.00/lamp 2 lamp(s) x per month	35.00
Area Lighting Charges 10/1/17 - 10/25/17 (25 Days)		**$35.00**

Total Area Lighting Charges $ 42.00

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Los Angeles Department of Water & Power

www.ladwp.com

BILL DATE	DATE DUE
Oct 25, 2017	Nov 13, 2017
ACCOUNT NUMBER	**AMOUNT DUE**
593 910 0000	$ 494.96

CUSTOMER SERVICE – 7:00 am - 6:00 pm
1-800-499-8840

RANCHO COLD STORAGE INC, 658 MESQUIT ST, LOS ANGELES, CA 90021

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Account Summary

Previous Account Balance		$ 451.29
Payment Received 10/12/17	*Thank you*	-451.29
New Charges		+ 494.96
	Total Amount Due	**$ 494.96**

Summary of New Charges

Details on following pages.

Los Angeles Department of Water and Power Charges

800-499-8840

Water Charges 9/22/17 - 10/24/17 68 HCF	$376.79	
Total LADWP Charges		**$ 376.79**

LADWP provides billing services for the Bureau of Sanitation. All money collected for the services listed in the City of Los Angeles Bureau of Sanitation Charges section is forwarded to them.

City of Los Angeles Bureau of Sanitation Charges

800-773-2489

Sewer Charges 9/22/17 - 10/24/17	$118.17	
Total Sanitation Charges		**$ 118.17**

Total New Charges $ 494.96

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Other Important Phone Numbers

HEARING OR SPEECH-IMPAIRED - TTY
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Los Angeles Department of Water & Power
www.ladwp.com 1-800-499-8840
Hours of operation - 7 am to 6 pm

DEFINITIONS

HCF – (Hundred Cubic Feet) the units in which water usage is measured. One HCF equals 748 gallons.

Rate Schedule – rates, based on type of use, approved by the Board of Water and Power Commissioners and adopted by the City Council. For a list, visit www.ladwp.com

Tier (Commercial) – One of two usage ranges used in a pricing method that provides an incentive to conserve water. The first usage range (Winter Tier 1 allotment) is based on average consumption for the preceding Dec. - Mar. Any usage over the Tier 1 allotment is billed at a higher rate (Tier 2). During the High Season months (June 1 - Sept. 30), Tier 1 allotment shall be 105% of Winter Tier 1 allotment. Shortage year water rates no longer apply.

Water Charges

BILLING PERIOD 9/22/17 - 10/24/17
DAYS 32

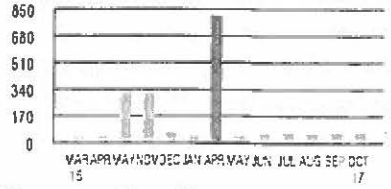
RATE SCHEDULE
Water Schedule C - Comm, Ind, Govt and Temp Service

NEXT SCHEDULED READ DATE
11/22/17

SERVES
SM DIAL COM'L BLDG

SA # : 5939100574

USAGE HISTORY *(Total HCF)*



*Tier usage detail unavailable due to rate changes in effect

	Prev Yr	Oct 17
Total HCF used	806	68
Average daily gallons	1328	1590
Days in billing period	454	32
Your average daily cost of water		$11.77
Your average cost per gallon of water		$0.01

1 Hundred Cubic Feet (HCF) = 748 Gallons

METER NUMBER	DESCRIPTION	CURRENT READ	–	PREVIOUS READ	=	TOTAL USED
96120718	SMALL	1164		1096		68 HCF
96120718	LARGE	0		0		0 HCF

Tier 1 Water	68 HCF x $5.54103/HCF	376.79
Subtotal Water Charges		**$376.79**
	Total Water Charges	**$ 376.79**

Your Water Usage by Tier



Usage is billed at different rates, depending on how much you use. The graph shows how your water usage relates to these tiers, and the rate you paid in each tier. For more, visit www.ladwp.com/res_water

January - June 2018 Biannual Notice of Change in LADWP WATER RATES

enero - junio 2018 Aviso bianual de cambio a las TARIFAS DE AGUA DE LADWP

This notice is to inform you of the expected biannual water rate adjustments authorized by the Water Rate Ordinance for the City of Los Angeles that reflect the cost of buying water from the Metropolitan Water District (MWD) and executing other water projects and programs. These factors will become effective January 1, 2018. Individual rate adjustments will be an increase or decrease, as shown below. More information about LADWP's water rates can be found on the Department website at www.ladwp.com/waterrates.

Este aviso es para informarle del ajuste bianual a las tarifas de agua autorizados por la Ordenanza de la Tarifa de Agua de la Ciudad de Los Angeles que reflejan el costo de comprar agua del Metropolitan Water District (MWD) y para otros proyectos y programas de agua. Estos factores tomaran vigencia a partir del 1ro de enero, 2018. Ajustes de tarifa individuales aumentarán o disminuirán en la muestra a continuación. una reduccion, como demostrado debajo. Más información sobre las tarifas de agua de LADWP está disponible en el sitio Web del departamento: www.ladwp.com/waterrates.

The factors below are per Hundred Cubic Feet (HCF) of water used.
One HCF equals 748 gallons.

Las tarifas debajo son por unidades de cien pies cúbicos (HCF, por sus siglas en inglés) de agua usada. Un HCF es igual a 748 galones.

Water Rate Adjustment Factors	Factores de Ajustes de Tarifas de Agua	Jul - Dec 2017 jul - dic 2017	Increase (Decrease) from Previous Quarter Aumento (Reducir) del Trimestre Previo	Jan - Jun 2018 ene - jun 2018
Water Supply Cost Adjustment Factor Tier 1	Ajuste al Costo de Suministro de Agua Nivel 1	$ 1.121	$ 0.265	$ 1.386
Water Supply Cost Adjustment Factor Tier 2	Ajuste al Costo de Suministro de Agua Nivel 2	$ 2.751	$ 0.790	$ 3.541
Water Supply Cost Adjustment Factor Tier 3	Ajuste al Costo de Suministro de Agua Nivel 3	$ 4.261	($ 0.346)	$ 3.915
Water Supply Cost Adjustment Factor Tier 4	Ajuste al Costo de Suministro de Agua Nivel 4	$ 4.360	($ 0.102)	$ 4.258
Water Quality Improvement	Mejoras de Calidad de Agua	$ 1.270	($ 0.127)	$ 1.143
Owens Valley Regulatory	Regulador de Owens Valley	$ 0.273	($ 0.084)	$ 0.189
Water Infrastructure	Infraestructura de Agua	$ 0.472	$ 0.000	$ 0.472
Base Rate Revenue Target Adjustment Factor	Ajuste de Objetivo Básico de Ingresos			
Schedule A	Calendario A	$ 0.235	$ 0.611	$ 0.846
Schedule B	Calendario B	$ 0.339	$ 0.603	$ 0.942
Schedule Other	Calendario Otro	$ 0.105	($ 0.165)	($ 0.060)
Low-Income Subsidy	Subsidio para Clientes de Bajos Recursos	$ 0.120	($ 0.017)	$ 0.103
Water Expense Stabilization	Estabilización del Costo de Agua	$ 0.181	($ 0.116)	$ 0.065

For the year beginning January 1, 2018 and ending December 31, 2018, Outside City Surcharge will be $0.000, remaining static from the January 2017 - December 2017 surcharge of $0.000.

Para el año empezando el 1 de enero de 2018 y terminando el 31 de diciembre, el Recargo Fuera de la Ciudad será $0.000, y permanecerá estático desde enero 2017 a diciembre 2017.

Sewer Charges

SA # :5939100573

environment LA SANITATION
CITY OF LOS ANGELES

www.lacitysan.org 1-800-773-2489
Hours of operation - 24/7

BILLING PERIOD	DAYS	SEWER RATE SCHEDULE
9/22/17 - 10/24/17	32	Sewer Service Charge - Multi Dwell and Commercial

Sewer Service Charge*	24.48000 HCF x $4.80/HCF	117.50
Sewer Service Low Income Surcharge*		0.67
Total Sewer Charges		**$ 118.17**

**Your Sewer Service Charge is calculated on 36% of your water consumption.*

DEFINITIONS

Low Income Sewer Surcharge - an amount charged to each customer to help cover the costs of providing sewer service subsidies to low income customers, required by state and federal law.

Sewer Service Charge - (SSC) a charge for use of the sewer system, to cover the costs of constructing and maintaining wastewater facilities such as sewers and sewage treatment plants, and for treating sewage.

PRINTED ON RECYCLED PAPER

Los Angeles Department of Water & Power

www.ladwp.com

BILL DATE	DATE DUE
Oct 25, 2017	Nov 13, 2017
ACCOUNT NUMBER	**AMOUNT DUE**
693 910 0000	$ 5,598.84

CUSTOMER SERVICE – 7:00 am - 6:00 pm
1-800-499-8840

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Account Summary

Previous Account Balance		$ 6,207.63
Payment Received 10/12/17	*Thank you*	-6,207.63
New Charges		+ 5,598.84
	Total Amount Due	**$ 5,598.84**

Summary of New Charges

Details on following pages.

Los Angeles Department of Water and Power Charges		
800-499-8840	Electric Charges 9/22/17 - 10/24/17 32,640 kWh	$5,598.84
	Total LADWP Charges	**$ 5,598.84**

Total New Charges $ 5,598.84

PLEASE KEEP THIS PORTION FOR YOUR RECORDS. IF PAYING IN PERSON, BRING ENTIRE BILL TO CUSTOMER SERVICE CENTER.

Other Important Phone Numbers

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Los Angeles Department of Water & Power
www.ladwp.com 1-800-499-8840
Hours of operation - 7 am to 6 pm

DEFINITIONS

CRPSEA – (Capped Renewable Portfolio Standard Energy Adjustment) a charge reflecting the costs associated with RPS Operations and Maintenance, RPS debt service, and Energy Efficiency Programs.

ECA – (Energy Cost Adjustment) an adjustment that reflects the variations of fuel, energy and other associated costs.

ESA – (Electric Subsidy Adjustment) a charge reflecting the costs of subsidies including senior, disabled, low income, traffic control lighting, and enterprise zone.

IRCA – (Incremental Reliability Cost Adjustment) a charge reflecting Operations and Maintenance and debt service related to Power Reliability Program cost and legacy RCA under-collection.

kWh – (kilo-watt-hour) the units in which electric usage is measured. One kWh equals 1000 watts of electricity used for one hour.

RCA – (Reliability Cost Adjustment) a charge reflecting the costs to support additional capital investments needed to improve reliability in areas of power distribution, transmission and generation infrastructure.

VEA – (Variable Energy Adjustment) a charge reflecting the costs of fuel, non-RPS power purchase agreements, non-RPS economy purchases, legacy ECAF under-collection, and base rate decoupling from energy efficiency impact.

VRPSEA – (Variable Renewable Portfolio Standard Energy Adjustment) a charge reflecting the costs of RPS market purchases and RPS costs above and beyond any Operations and Maintenance and debt service payments.

Electric Charges

SA # : 6939100542

BILLING PERIOD 9/22/17 - 10/24/17
DAYS 32

RATE SCHEDULE
A-2 and A-2[i] Primary Electric - Rate B TOU - KVAR Metered Service

NEXT SCHEDULED READ DATE
11/22/17

METER NUMBER
APMV00226-0000842
6

SERVES
BASE KVARH

PERIOD	CURRENT READ	–	PREVIOUS READ	x	MULTIPLIER	=	TOTAL USED
High Peak kW	0.53				160		84.8 kW
Low Peak kW	0.44				160		70.4 kW
Base kW	0.43				160		68.8 kW
High Peak kWh	2376		2346		160		4800 kWh
Low Peak kWh	3377		3339		160		6080 kWh
Base kWh	11896		11760		160		21760 kWh
High Peak kVarh	1885		1862		160		3680 kVarh
Low Peak kVarh	2758		2726		160		5120 kVarh
Base kVarh	10174		10053		160		19360 kVarh

Service Charge		28.00
Facilities Charge	102.4 kW x $5.36/kW	548.86
ESA	102.4 kW x $0.46/kW	47.10
RCA	102.4 kW x $0.96/kW	98.30
IRCA	102.4 kW x $0.99/kW	101.38
IRCA based on KWH	32,640 kWH x $0.0003/kWH	9.79
High Peak High Season Demand - 8 days	84.8 kW x $10.00/kW	212.00
High Peak Low Season Demand - 24 days	84.8 kW x $4.75/kW	302.10
High Peak High Season Energy - 8 days	1,200 kWh x $0.05866/kWh	70.39
High Peak Low Season Energy - 24 days	3,600 kWh x $0.05232/kWh	188.35
High Peak ECA	4,800 kWh x $0.0569/kWh	273.12
High Peak VEA - 8 days	1,200 kWh x $-0.00779/kWh	-9.35
High Peak VEA - 24 days	3,600 kWh x $-0.00401/kWh	-14.44
High Peak CRPSEA - 8 days	1,200 kWh x $0.00436/kWh	5.23
High Peak CRPSEA - 24 days	3,600 kWh x $0.00443/kWh	15.95
High Peak VRPSEA - 8 days	1,200 kWh x $0.01183/kWh	14.20
High Peak VRPSEA - 24 days	3,600 kWh x $0.01288/kWh	46.37
High Peak Subtotal	***(4,800 kWh x $0.22998/kWh)***	***$1,103.92***
Low Peak High Season Demand - 8 days	70.4 kW x $3.75/kW	66.00
Low Peak Low Season Demand - 24 days	70.4 kW x $0.00/kW	0.00
Low Peak High Season Energy - 8 days	1,520 kWh x $0.05139/kWh	78.11
Low Peak Low Season Energy - 24 days	4,560 kWh x $0.05232/kWh	238.58
Low Peak ECA	6,080 kWh x $0.0569/kWh	345.95
Low Peak VEA - 8 days	1,520 kWh x $-0.00779/kWh	-11.84
Low Peak VEA - 24 days	4,560 kWh x $-0.00401/kWh	-18.29
Low Peak CRPSEA - 8 days	1,520 kWh x $0.00436/kWh	6.63

(Continued on next page)

Los Angeles Department of Water & Power
www.ladwp.com 1-800-499-8840
Hours of operation - 7 am to 6 pm

DEFINITIONS

CRPSEA – (Capped Renewable Portfolio Standard Energy Adjustment) a charge reflecting the costs associated with RPS Operations and Maintenance, RPS debt service, and Energy Efficiency Programs.

ECA – (Energy Cost Adjustment) an adjustment that reflects the variations of fuel, energy and other associated costs.

ESA – (Electric Subsidy Adjustment) a charge reflecting the costs of subsidies including senior, disabled, low income, traffic control lighting, and enterprise zone.

IRCA – (Incremental Reliability Cost Adjustment) a charge reflecting Operations and Maintenance and debt service related to Power Reliability Program cost and legacy RCA under-collection.

kWh – (kilo-watt-hour) the units in which electric usage is measured. One kWh equals 1000 watts of electricity used for one hour.

RCA – (Reliability Cost Adjustment) a charge reflecting the costs to support additional capital investments needed to improve reliability in areas of power distribution, transmission and generation infrastructure.

VEA – (Variable Energy Adjustment) a charge reflecting the costs of fuel, non-RPS power purchase agreements, non-RPS economy purchases, legacy ECAF under-collection, and base rate decoupling from energy efficiency impact.

VRPSEA – (Variable Renewable Portfolio Standard Energy Adjustment) a charge reflecting the costs of RPS market purchases and RPS costs above and beyond any Operations and Maintenance and debt service payments.

(Continued from previous page)

Low Peak CRPSEA - 24 days	4,560 kWh x $0.00443/kWh	20.20
Low Peak VRPSEA - 8 days	1,520 kWh x $0.01183/kWh	17.98
Low Peak VRPSEA - 24 days	4,560 kWh x $0.01288/kWh	58.73
Low Peak Subtotal	***(6,080 kWh x $0.13192/kWh)***	***$802.05***
Base High Season Demand - 8 days	68.8 kW x $0.00/kW	0.00
Base Low Season Demand - 24 days	68.8 kW x $0.00/kW	0.00
Base High Season Energy - 8 days	5,440 kWh x $0.03066/kWh	166.79
Base Low Season Energy - 24 days	16,320 kWh x $0.03439/kWh	561.24
Base ECA	21,760 kWh x $0.0569/kWh	1,238.14
Base VEA - 8 days	5,440 kWh x $-0.00779/kWh	-42.38
Base VEA - 24 days	16,320 kWh x $-0.00401/kWh	-65.44
Base CRPSEA - 8 days	5,440 kWh x $0.00436/kWh	23.72
Base CRPSEA - 24 days	16,320 kWh x $0.00443/kWh	72.30
Base VRPSEA - 8 days	5,440 kWh x $0.01183/kWh	64.36
Base VRPSEA - 24 days	16,320 kWh x $0.01288/kWh	210.20
Base Subtotal	***(21,760 kWh x $0.10243/kWh)***	***$2,228.93***
Subtotal Electric Charges		**$4,968.33**
City of Los Angeles Utility Tax	$4,968.33 x 12.5%	621.04
State Energy Surcharge	32,640 kWh x $0.00029/kWh	9.47
	Total Electric Charges	**$ 5,598.84**

Green Power for a Green LA--LADWP's Green Power program replaces electricity from polluting power plants with energy generated from renewable resources. To learn more and sign up, visit www.ladwp.com/greenpower

Electric Definitions

Demand Charge – a charge related to maximum power measured in kilowatts (kW). It is the highest kW as measured by the meter over a continuous 15 minute interval during the billing period.

Facilities Charge – a charge to recover the cost of transformer and line capacity used in meeting customer's maximum demand as recorded in the last twelve months.

kVarh – (kilo-var-hour) the units in which electric reactive energy usage is measured. One kVarh equals 1000 volt-ampere reactive energy use for one hour.

Minimum Charge – an amount charged if your usage falls below a certain minimum level to cover costs for services provided such as meter reading, billing, postage, etc. when a service charge is not applicable.

Power Factor – the ratio of real Energy (kWh) to reactive energy (kVarh) for a given time period. The Maximum value is 1.0.

Rate Schedule – rates, based on type of use, approved by the Board of Water and Power Commissioners and adopted by the City Council. For a list, visit www.ladwp.com.

RPS – Renewable Portfolio Standard program to increase the use of energy from photovoltaics, wind, biomass, and other renewable sources.

Service Charge – a charge for services provided such as meter reading, billing, postage, etc.

Time-of-Use – Time-of-Use rates are based on the time of day that you use electricity. During the Base hours, when customer use is low, your price will be lower than the standard rate. Prices during Low Peak hours are slightly higher than standard rate. In High Peak hours, the cost to supply energy is the highest, and it will cost more than the standard rate.

PRINTED ON RECYCLED PAPER

Los Angeles Department of Water & Power

www.ladwp.com

BILL DATE	DATE DUE
Oct 25, 2017	Nov 13, 2017
ACCOUNT NUMBER	**AMOUNT DUE**
793 910 0000	$ 4,184.64

CUSTOMER SERVICE – 7:00 am - 6:00 pm
1-800-499-8840

RANCHO COLD STORAGE INC, 668 MESQUIT ST, LOS ANGELES, CA 90021

Paying Your Bill

AUTOMATIC PAYMENT
Automatically pay from your checking or savings by logging in at *www.ladwp.com/combillpay*

ONLINE
Pay from your checking or savings any time by logging in at *www.ladwp.com/myaccount*

BY PHONE
Pay from your checking or savings any time by calling 1-877-MYPAYDWP (1-877-697-2939)

BY MAIL
Place your payment stub and your check or money order in the envelope provided with the bill

IN PERSON
Pay at any Customer Service Center. Locations are listed on the back of your payment stub and at *www.ladwp.com/servicecenters*

Account Summary

Previous Account Balance		$ 3,829.98
Payment Received 10/12/17	*Thank you*	-3,829.98
New Charges		+ 4,184.64
	Total Amount Due	**$ 4,184.64**

Summary of New Charges

Details on following pages.

Los Angeles Department of Water and Power Charges

800-499-8840

Water Charges 9/22/17 - 10/24/17 437 HCF	$2,729.02	
Total LADWP Charges	**$ 2,729.02**	

LADWP provides billing services for the Bureau of Sanitation. All money collected for the services listed in the City of Los Angeles Bureau of Sanitation Charges section is forwarded to them.

City of Los Angeles Bureau of Sanitation Charges

800-773-2489

Sewer Charges 9/22/17 - 10/24/17	$1,455.62	
Total Sanitation Charges	**$ 1,455.62**	

Total New Charges $ 4,184.64

PLEASE KEEP THIS PORTION FOR YOUR RECORDS. IF PAYING IN PERSON, BRING ENTIRE BILL TO CUSTOMER SERVICE CENTER

Other Important Phone Numbers

HEARING OR SPEECH-IMPAIRED - TTY
1-800-HEAR-DWP(432-7397)

CITY OF LOS ANGELES UTILITY TAX
1-800-215-6277

Correspondence Addresses

Please do not send correspondence with your payment. It may be delayed or lost.

LOS ANGELES DEPT OF WATER & POWER
PO Box 515407
Los Angeles,CA 90051-6707

Customer Service and Payment Information

WHEN TO PAY YOUR BILL

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LATE PAYMENT CHARGE

A Late Payment Charge amounting to an 18% annual rate, computed on a daily basis, may be assessed on electric and water balances that are not paid by the due date. The charge is made for each day of the billing period shown on the current bill. Service may be discontinued for nonpayment.

IF YOU QUESTION YOUR LADWP CHARGES

Please contact a representative by calling the Customer Service Telephone Number or by going into any of the Department of Water and Power Customer Service Centers listed on the back of your payment stub or email us using our Customer Service form at www.ladwp.com/contactus. After receiving an explanation, you may ask for more information from a supervisor. If you still disagree with the charges, you have a right to a management-level review. To ask for a management-level review, send a written request to: LADWP Customer Relations Office, P.O. Box 51111, Los Angeles, CA 90051-0100. You must pay the undisputed portion of the bill within 7 days of the request for a management-level review. Your account will be reviewed and you will be informed of the result.

ELECTRONIC CHECK CONVERSION

Your payment may be processed as a check transaction or a one-time electronic fund transfer, which means funds may be withdrawn the same day as payment, and you will not receive your check back from your bank. For more information on electronic fund transfers and fees for insufficient funds, please see *www.ladwp.com/checkconversion*.

Los Angeles Department of Water & Power
www.ladwp.com 1-800-499-8840
Hours of operation - 7 am to 6 pm

DEFINITIONS

HCF – (Hundred Cubic Feet) the units in which water usage is measured. One HCF equals 748 gallons.

Rate Schedule – rates, based on type of use, approved by the Board of Water and Power Commissioners and adopted by the City Council. For a list, visit www.ladwp.com

Tier (Commercial) – One of two usage ranges used in a pricing method that provides an incentive to conserve water. The first usage range (Winter Tier 1 allotment) is based on average consumption for the preceding Dec. - Mar. Any usage over the Tier 1 allotment is billed at a higher rate (Tier 2). During the High Season months (June 1 - Sept. 30), Tier 1 allotment shall be 105% of Winter Tier 1 allotment. Shortage year water rates no longer apply.

Water Charges

BILLING PERIOD 9/22/17 - 10/24/17
DAYS 32

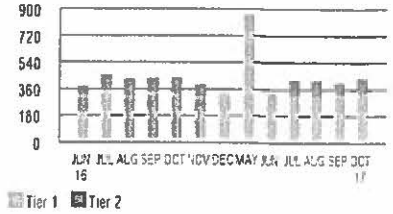
RATE SCHEDULE
Water Schedule C - Comm, Ind, Govt and Temp Service

NEXT SCHEDULED READ DATE
11/22/17

SERVES
668--70

SA # : 7939100928

USAGE HISTORY *(Total HCF)*



	Prev Yr	Oct 17
Total HCF used	438	437
Average daily gallons	10569	10215
Days in billing period	31	32
Your average daily cost of water		$85.28
Your average cost per gallon of water		$0.01

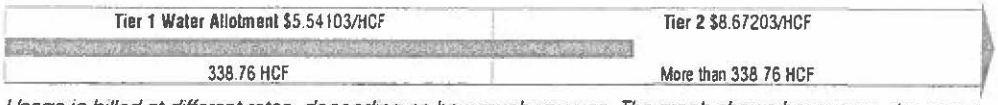
1 Hundred Cubic Feet (HCF) = 748 Gallons

METER NUMBER	DESCRIPTION	CURRENT READ	–	PREVIOUS READ	=	TOTAL USED
96118402	SMALL	1459		1296		163 HCF
96118402	LARGE	22585		22311		274 HCF

Tier 1 Water	338.76008 HCF x $5.54103/HCF	1,877.08
Tier 2 Water	98.23992 HCF x $8.67203/HCF	851.94
Subtotal Water Charges		**$2,729.02**

Total Water Charges $ 2,729.02

Your Water Usage by Tier



Usage is billed at different rates, depending on how much you use. The graph shows how your water usage relates to these tiers, and the rate you paid in each tier. For more, visit www.ladwp.com/res_water

January - June 2018 Biannual Notice of Change in

LADWP WATER RATES

This notice is to inform you of the expected biannual water rate adjustments authorized by the Water Rate Ordinance for the City of Los Angeles that reflect the cost of buying water from the Metropolitan Water District (MWD) and executing other water projects and programs. These factors will become effective January 1, 2018. Individual rate adjustments will be an increase or decrease, as shown below. More information about LADWP's water rates can be found on the Department website at www.ladwp.com/waterrates.

The factors below are per Hundred Cubic Feet (HCF) of water used.
One HCF equals 748 gallons.

enero - junio 2018 Aviso bianual de cambio a las

TARIFAS DE AGUA DE LADWP

Este aviso es para informarle del ajuste bianual a las tarifas de agua autorizados por la Ordenanza de la Tarifa de Agua de la Ciudad de Los Angeles que reflejan el costo de comprar agua del Metropolitan Water District (MWD) y para otros proyectos y programas de agua. Estos factores tomaran vigencia a partir del 1ro de enero, 2018. Ajustes de tarifa individuales aumentarán o disminuirán en la muestra a continuación. una reduccion, como demostrado debajo. Más información sobre las tarifas de agua de LADWP está disponible en el sitio Web del departamento: www.ladwp.com/waterrates.

Las tarifas debajo son por unidades de cien pies cúbicos (HCF, por sus siglas en inglés) de agua usada. Un HCF es igual a 748 galones.

Water Rate Adjustment Factors	Factores de Ajustes de Tarifas de Agua	Jul - Dec 2017 jul - dic 2017	Increase (Decrease) from Previous Quarter Aumento (Reducir) del Trimestre Previo	Jan - Jun 2018 ene - jun 2018
Water Supply Cost Adjustment Factor Tier 1	Ajuste al Costo de Suministro de Agua Nivel 1	$ 1.121	$ 0.265	$ 1.386
Water Supply Cost Adjustment Factor Tier 2	Ajuste al Costo de Suministro de Agua Nivel 2	$ 2.751	$ 0.790	$ 3.541
Water Supply Cost Adjustment Factor Tier 3	Ajuste al Costo de Suministro de Agua Nivel 3	$ 4.261	($ 0.346)	$ 3.915
Water Supply Cost Adjustment Factor Tier 4	Ajuste al Costo de Suministro de Agua Nivel 4	$ 4.360	($ 0.102)	$ 4.258
Water Quality Improvement	Mejoras de Calidad de Agua	$ 1.270	($ 0.127)	$ 1.143
Owens Valley Regulatory	Regulador de Owens Valley	$ 0.273	($ 0.084)	$ 0.189
Water Infrastructure	Infraestructura de Agua	$ 0.472	$ 0.000	$ 0.472
Base Rate Revenue Target Adjustment Factor	Ajuste de Objetivo Básico de Ingresos			
Schedule A	Calendario A	$ 0.235	$ 0.611	$ 0.846
Schedule B	Calendario B	$ 0.339	$ 0.603	$ 0.942
Schedule Other	Calendario Otro	$ 0.105	($ 0.165)	($ 0.060)
Low-Income Subsidy	Subsidio para Clientes de Bajos Recursos	$ 0.120	($ 0.017)	$ 0.103
Water Expense Stabilization	Estabilización del Costo de Agua	$ 0.181	($ 0.116)	$ 0.065

For the year beginning January 1, 2018 and ending December 31, 2018, Outside City Surcharge will be $0.000, remaining static from the January 2017 - December 2017 surcharge of $0.000.

Para el año empezando el 1 de enero de 2018 y terminando el 31 de diciembre, el Recargo Fuera de la Ciudad será $0.000, y permanecerá estático desde enero 2017 a diciembre 2017.

environment LA SANITATION
CITY OF LOS ANGELES

www.lacitysan.org 1-800-773-2489
Hours of operation - 24/7

DEFINITIONS

Low Income Sewer Surcharge - an amount charged to each customer to help cover the costs of providing sewer service subsidies to low income customers, required by state and federal law

Sewer Service Charge - (SSC) a charge for use of the sewer system to cover the costs of constructing and maintaining wastewater facilities such as sewers and sewage treatment plants, and for treating sewage.

Sewer Charges

SA # : 7939100927

BILLING PERIOD	DAYS	SEWER RATE SCHEDULE
9/22/17 - 10/24/17	32	Sewer Service Charge - Multi Dwell and Commercial

Sewer Service Charge*	301.53000 HCF x $4.80/HCF	1,447.34
Sewer Service Low Income Surcharge*		8.28
Total Sewer Charges		**$ 1,455.62**

**Your Sewer Service Charge is calculated on 69% of your water consumption*

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Los Angeles Department of Water & Power

www.ladwp.com

BILL DATE
Oct 25, 2017

ACCOUNT NUMBER
893 910 0000

DATE DUE
No Payment Due

AMOUNT DUE
$ 0.00

CUSTOMER SERVICE – 7:00 am - 6:00 pm
1-800-499-8840

Paying Your Bill

AUTOMATIC PAYMENT
Automatically pay from your checking or savings by logging in at *www.ladwp.com/combillpay*

ONLINE
Pay from your checking or savings any time by logging in at *www.ladwp.com/myaccount*

BY PHONE
Pay from your checking or savings any time by calling 1-877-MYPAYDWP (1-877-697-2939)

BY MAIL
Place your payment stub and your check or money order in the envelope provided with the bill.

IN PERSON
Pay at any Customer Service Center. Locations are listed on the back of your payment stub and at *www.ladwp.com/servicecenters*

Account Summary

Previous Account Balance		$ 24,889.70
Payment Received 10/24/17	*Thank you*	-24,889.70
Total Amount Due		**$ 0.00**
Total New Charges		**$ 0.00**

PLEASE KEEP THIS PORTION FOR YOUR RECORDS. IF PAYING IN PERSON, BRING ENTIRE BILL TO CUSTOMER SERVICE CENTER

Los Angeles Department of Water & Power

P.O. Box 30808 • Los Angeles CA 90030-0808

ELECTRONIC SERVICE REQUESTED

THIS IS YOUR BILL

6434 1 AV 0.373 06434 / 0349
RANCHO COLD STORAGE INC
670 MESQUIT ST
LOS ANGELES CA 90021-1306

For paperless billing, go to www.ladwp.com/myaccount

ACCOUNT NUMBER
893 910 0000

NO PAYMENT DUE

No payment is due at this time.

8939100000000000000000000

Other Important Phone Numbers

HEARING OR SPEECH-IMPAIRED - TTY
1-800-HEAR-DWP(432-7397)

CITY OF LOS ANGELES UTILITY TAX
1-800-215-6277

Correspondence Addresses

Please do not send correspondence with your payment. It may be delayed or lost.

LOS ANGELES DEPT OF WATER & POWER
PO Box 515407
Los Angeles,CA 90051-6707

Customer Service and Payment Information

WHEN TO PAY YOUR BILL

Your bill is due and payable on presentation and shall become delinquent nineteen days after the date of presentation. The payment due on your bill applies to the current charges only and does not extend the due date on any unpaid previous balance. Current City of Los Angeles policy provides for notification ten (10) days prior to discontinuance of service for nonpayment.

LATE PAYMENT CHARGE

A Late Payment Charge amounting to an 18% annual rate, computed on a daily basis, may be assessed on electric and water balances that are not paid by the due date. The charge is made for each day of the billing period shown on the current bill. Service may be discontinued for nonpayment.

IF YOU QUESTION YOUR LADWP CHARGES

Please contact a representative by calling the Customer Service Telephone Number or by going into any of the Department of Water and Power Customer Service Centers listed on the back of your payment stub or email us using our Customer Service form at www.ladwp.com/contactus. After receiving an explanation, you may ask for more information from a supervisor. If you still disagree with the charges, you have a right to a management-level review. To ask for a management-level review, send a written request to: LADWP Customer Relations Office, P.O. Box 51111, Los Angeles, CA 90051-0100. You must pay the undisputed portion of the bill within 7 days of the request for a management-level review. Your account will be reviewed and you will be informed of the result.

ELECTRONIC CHECK CONVERSION

Your payment may be processed as a check transaction or a one-time electronic fund transfer, which means funds may be withdrawn the same day as payment, and you will not receive your check back from your bank. For more information on electronic fund transfers and fees for insufficient funds, please see *www.ladwp.com/checkconversion*.

WHERE TO PAY YOUR BILL

All LADWP Customer Service Centers below are open Mon-Fri, except holidays, from 9:00 am to 5:00 pm. After hours payment depositories are located at all offices.

BISHOP
Main Office — 300 Mandich Street

METROPOLITAN LOS ANGELES
Main Office — 111 N. Hope St.
Boyle Heights — 919 S. Soto St., #10
Central — 4619 S. Central Ave.
Crenshaw-Baldwin Hills — 4030 Crenshaw Blvd.
Hollywood — 6547-B Sunset Blvd. *(entrance on Schrader Blvd.)*
Lincoln Heights — 2417 Daly St.
Slauson-Vermont — 5928 S. Vermont Ave.
Watts — 1686 E. 103rd St.

HARBOR AREA
San Pedro — 535 W. 9th St.
Wilmington — 931 N. Avalon Blvd.

SAN FERNANDO VALLEY
Canoga Park — 7229 Winnetka Ave.
Mission Hills — 11100 Sepulveda Blvd., #3
Van Nuys — 6550 Van Nuys Blvd.

WEST LOS ANGELES
West Los Angeles — 1394 S. Sepulveda Blvd.

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Los Angeles Department of Water & Power

www.ladwp.com

BILL DATE	DATE DUE
Nov 27, 2017	Dec 18, 2017
ACCOUNT NUMBER	**AMOUNT DUE**
551 671 0000	$ 831.92

CUSTOMER SERVICE – 7:00 am - 6:00 pm
1-800-499-8840

RANCHO COLD STORAGE INC, 685 MESQUIT ST, LOS ANGELES, CA 90021

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Account Summary

Previous Account Balance		$ 865.82
Payment Received 11/6/17	*Thank you*	-865.82
New Charges		+ 831.92
	Total Amount Due	**$ 831.92**

Summary of New Charges

Details on following pages.

Los Angeles Department of Water and Power Charges		
800-499-8840	Electric Charges 10/24/17 - 11/22/17 3,560 kWh	$607.48
	Water Charges 10/24/17 - 11/22/17 11 HCF	$60.95
	Fire Service Charges 10/25/17 - 11/27/17	$114.11
	Total LADWP Charges	**$ 782.54**

LADWP provides billing services for the Bureau of Sanitation. All money collected for the services listed in the City of Los Angeles Bureau of Sanitation Charges section is forwarded to them.

City of Los Angeles Bureau of Sanitation Charges		
800-773-2489	Sewer Charges 10/24/17 - 11/22/17	$49.38
	Total Sanitation Charges	**$ 49.38**

Total New Charges $ 831.92

PLEASE KEEP THIS PORTION FOR YOUR RECORDS. IF PAYING IN PERSON, BRING ENTIRE BILL TO CUSTOMER SERVICE CENTER.

Other Important Phone Numbers

HEARING OR SPEECH-IMPAIRED - TTY
1-800-HEAR-DWP(432-7397)

CITY OF LOS ANGELES UTILITY TAX
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PO Box 515407
Los Angeles,CA 90051-6707

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Los Angeles Department of Water & Power
www.ladwp.com 1-800-499-8840
Hours of operation - 7 am to 6 pm

DEFINITIONS

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VEA – (Variable Energy Adjustment) a charge reflecting the costs of fuel, non-RPS power purchase agreements, non-RPS economy purchases, legacy ECAF under-collection, and base rate decoupling from energy efficiency impact.

VRPSEA – (Variable Renewable Portfolio Standard Energy Adjustment) a charge reflecting the costs of RPS market purchases and RPS costs above and beyond any Operations and Maintenance and debt service payments.

Electric Charges

SA # : 5516710929

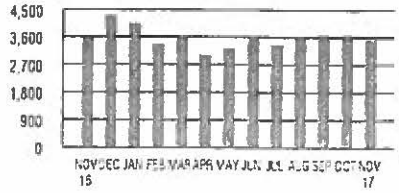
BILLING PERIOD 10/24/17 - 11/22/17
DAYS 29

RATE SCHEDULE
A-1 and A-1[i] Small General Electric - Rate A Standard Service

NEXT SCHEDULED READ DATE
12/26/17

METER NUMBER
M00019-00060271

USAGE HISTORY *(Total kWh)*



	Prev Yr	Nov 17
Total kWh used	3,600	3,560
Average daily kWh	120	123
Days in billing period	30	29
Your average daily cost of electricity		$20.95
Highest Demand in last 12 months:		11.6 kW

DESCRIPTION	CURRENT READ	–	PREVIOUS READ	x	MULTIPLIER	=	TOTAL USED
Demand kW	0.2				40		8 kW
Energy kWh	18576		18487		40		3560 kWh

Service Charge		7.00
Facilities Charge	11.6 kW x $5.36/kW	62.18
ESA	11.6 kW x $0.46/kW	5.34
RCA	11.6 kW x $0.96/kW	11.14
IRCA	11.6 kW x $0.99/kW	11.48
IRCA based on KWH	3,560 kWH x $0.0003/kWH	1.07
Energy Charge Low Season	3,560 kWh x $0.05364/kWh	190.96
ECA	3,560 kWh x $0.0569/kWh	202.56
VEA	3,560 kWh x $-0.00401/kWh	-14.28
CRPSEA	3,560 kWh x $0.00443/kWh	15.77
VRPSEA	3,560 kWh x $0.01288/kWh	45.85
Subtotal Electric Charges		**$539.07**
City of Los Angeles Utility Tax	$539.07 x 12.5%	67.38
State Energy Surcharge	3,560 kWh x $0.00029/kWh	1.03
	Total Electric Charges	**$ 607.48**

Green Power for a Green LA - LADWP's Green Power program replaces electricity from coal-fired power plants with energy generated from renewable resources. To learn more and sign up, visit www.ladwp.com/greenpower.

Los Angeles Department of Water & Power
www.ladwp.com 1-800-499-8840
Hours of operation - 7 am to 6 pm

DEFINITIONS

HCF – (Hundred Cubic Feet) the units in which water usage is measured. One HCF equals 748 gallons

Rate Schedule – rates, based on type of use, approved by the Board of Water and Power Commissioners and adopted by the City Council. For a list, visit www.ladwp.com

Tier (Commercial) – One of two usage ranges used in a pricing method that provides an incentive to conserve water. The first usage range (Winter Tier 1 allotment) is based on average consumption for the preceding Dec. - Mar. Any usage over the Tier 1 allotment is billed at a higher rate (Tier 2). During the High Season months (June 1 - Sept. 30), Tier 1 allotment shall be 105% of Winter Tier 1 allotment. Shortage year water rates no longer apply.

Water Charges

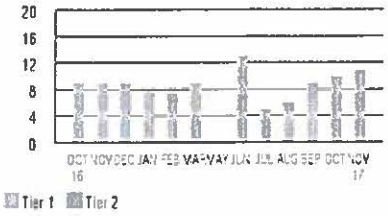
BILLING PERIOD **DAYS**
10/24/17 - 11/22/17 29

RATE SCHEDULE
Water Schedule C - Comm, Ind, Govt and Temp Service

NEXT SCHEDULED READ DATE
12/26/17

SA # : 5516710932

USAGE HISTORY *(Total HCF)*



	Prev Yr	Nov 17
Total HCF used	9	11
Average daily gallons	224	284
Days in billing period	30	29
Your average daily cost of water		$2.10
Your average cost per gallon of water		$0.01

1 Hundred Cubic Feet (HCF) = 748 Gallons

METER NUMBER	CURRENT READ	–	PREVIOUS READ	=	TOTAL USED
96169603	458		447		11 HCF

Tier 1 Water	11 HCF x $5.54091/HCF	60.95
Subtotal Water Charges		**$60.95**

Total Water Charges $ 60.95

Your Water Usage by Tier

Tier 1 Water Allotment $5.54091/HCF	Tier 2
11 HCF	More than 11 HCF

Usage is billed at different rates, depending on how much you use. The graph shows how your water usage relates to these tiers, and the rate you paid in each tier. For more, visit www.ladwp.com/res_water

PRINTED ON RECYCLED PAPER

January - June 2018 Biannual Notice of Change in LADWP WATER RATES

enero - junio 2018 Aviso bianual de cambio a las TARIFAS DE AGUA DE LADWP

This notice is to inform you of the expected biannual water rate adjustments authorized by the Water Rate Ordinance for the City of Los Angeles that reflect the cost of buying water from the Metropolitan Water District (MWD) and executing other water projects and programs. These factors will become effective January 1, 2018. Individual rate adjustments will be an increase or decrease, as shown below. More information about LADWP's water rates can be found on the Department website at www.ladwp.com/waterrates.

The factors below are per Hundred Cubic Feet (HCF) of water used.
One HCF equals 748 gallons.

Este aviso es para informarle del ajuste bianual a las tarifas de agua autorizados por la Ordenanza de la Tarifa de Agua de la Ciudad de Los Angeles que reflejan el costo de comprar agua del Metropolitan Water District (MWD) y para otros proyectos y programas de agua. Estos factores tomaran vigencia a partir del 1ro de enero, 2018. Ajustes de tarifa individuales aumentarán o disminuirán en la muestra a continuación. una reduccion, como demostrado debajo. Más información sobre las tarifas de agua de LADWP está disponible en el sitio Web del departamento: www.ladwp.com/waterrates.

Las tarifas debajo son por unidades de cien pies cúbicos (HCF, por sus siglas en inglés) de agua usada. Un HCF es igual a 748 galones.

Water Rate Adjustment Factors	Factores de Ajustes de Tarifas de Agua	Jul - Dec 2017 jul - dic 2017	Increase (Decrease) from Previous Quarter Aumento (Reducir) del Trimestre Previo	Jan - Jun 2018 ene - jun 2018
Water Supply Cost Adjustment Factor Tier 1	Ajuste al Costo de Suministro de Agua Nivel 1	$ 1.121	$ 0.265	$ 1.386
Water Supply Cost Adjustment Factor Tier 2	Ajuste al Costo de Suministro de Agua Nivel 2	$ 2.751	$ 0.790	$ 3.541
Water Supply Cost Adjustment Factor Tier 3	Ajuste al Costo de Suministro de Agua Nivel 3	$ 4.261	($ 0.346)	$ 3.915
Water Supply Cost Adjustment Factor Tier 4	Ajuste al Costo de Suministro de Agua Nivel 4	$ 4.360	($ 0.102)	$ 4.258
Water Quality Improvement	Mejoras de Calidad de Agua	$ 1.270	($ 0.127)	$ 1.143
Owens Valley Regulatory	Regulador de Owens Valley	$ 0.273	($ 0.084)	$ 0.189
Water Infrastructure	Infraestructura de Agua	$ 0.472	$ 0.000	$ 0.472
Base Rate Revenue Target Adjustment Factor	Ajuste de Objetivo Básico de Ingresos			
Schedule A	Calendario A	$ 0.235	$ 0.611	$ 0.846
Schedule B	Calendario B	$ 0.339	$ 0.603	$ 0.962
Schedule Other	Calendario Otro	$ 0.105	($ 0.165)	($ 0.060)
Low-Income Subsidy	Subsidio para Clientes de Bajos Recursos	$ 0.120	($ 0.017)	$ 0.103
Water Expense Stabilization	Estabilización del Costo de Agua	$ 0.181	($ 0.116)	$ 0.065

For the year beginning January 1, 2018 and ending December 31, 2018, Outside City Surcharge will be $0.000, remaining static from the January 2017 - December 2017 surcharge of $0.000.

Para el año empezando el 1 de enero de 2018 y terminando el 31 de diciembre, el Recargo Fuera de la Ciudad será $0.000, y permanecerá estático desde enero 2017 a diciembre 2017.

Los Angeles Department of Water & Power
www.ladwp.com 1-800-499-8840
Hours of operation - 7 am to 6 pm

Fire Service Charges

SA # : 5516710931

BILLING PERIOD	DAYS	RATE SCHEDULE
10/25/17 - 11/27/17	33	Water Schedule E - Private Fire Service

SERVES
6" FIRE SERVICE

METER NUMBER	CURRENT READ	–	PREVIOUS READ	=	TOTAL USED
03987680-1032788	0		0		0 HCF

Service Availability Charge	114.11
Subtotal Water Charges	**$114.11**

Total Fire Service Charges $ 114.11

There are no Sewer Service Charges on Fire Service.

environment LA SANITATION
CITY OF LOS ANGELES

www.lacitysan.org 1-800-773-2489
Hours of operation - 24/7

DEFINITIONS

Low Income Sewer Surcharge - an amount charged to each customer to help cover the costs of providing sewer service subsidies to low income customers, required by state and federal law.

Sewer Service Charge - (SSC) a charge for use of the sewer system, to cover the costs of constructing and maintaining wastewater facilities such as sewers and sewage treatment plants, and for treating sewage.

Sewer Charges

SA # : 5516710930

BILLING PERIOD	DAYS	SEWER RATE SCHEDULE
10/24/17 - 11/22/17	29	Sewer Service Charge - Multi Dwell and Commercial

Sewer Service Charge*	10.23000 HCF x $4.80/HCF	49.10
Sewer Service Low Income Surcharge*		0.28
Total Sewer Charges		**$ 49.38**

**Your Sewer Service Charge is calculated on 93% of your water consumption.*

Electric Definitions

Demand Charge – a charge related to maximum power measured in kilowatts (kW). It is the highest kW as measured by the meter over a continuous 15 minute interval during the billing period.

Facilities Charge – a charge to recover the cost of transformer and line capacity used in meeting customer's maximum demand as recorded in the last twelve months.

kVarh – (kilo-var-hour) the units in which electric reactive energy usage is measured. One kVarh equals 1000 volt-ampere reactive energy use for one hour.

Minimum Charge – an amount charged if your usage falls below a certain minimum level to cover costs for services provided such as meter reading, billing, postage, etc. when a service charge is not applicable.

Power Factor – the ratio of real Energy (kWh) to reactive energy (kVarh) for a given time period. The Maximum value is 1.0

Rate Schedule – rates, based on type of use, approved by the Board of Water and Power Commissioners and adopted by the City Council. For a list, visit www.ladwp.com

RPS – Renewable Portfolio Standard program to increase the use of energy from photovoltaics, wind, biomass, and other renewable sources.

Service Charge – a charge for services provided such as meter reading, billing, postage, etc.

Time-of-Use – Time-of-Use rates are based on the time of day that you use electricity. During the Base hours, when customer use is low, your price will be lower than the standard rate. Prices during Low Peak hours are slightly higher than standard rate. In High Peak hours, the cost to supply energy is the highest, and it will cost more than the standard rate.

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Los Angeles Department of Water & Power

www.ladwp.com

BILL DATE	DATE DUE
Nov 27, 2017	Dec 18, 2017
ACCOUNT NUMBER	**AMOUNT DUE**
793 910 0000	$ 3,563.73

CUSTOMER SERVICE - 7:00 am - 6:00 pm
1-800-499-8840

RANCHO COLD STORAGE INC, 668 MESQUIT ST, LOS ANGELES, CA 90021

ATTENTION: This bill includes a credit which represents your settlement from the Jones v. LADWP class action lawsuit. If you have questions about this credit, please call the Settlement Administrator at 844-899-6219 or visit LADWPBillingSettlement.com.

Paying Your Bill

AUTOMATIC PAYMENT
Automatically pay from your checking or savings by logging in at *www.ladwp.com/combillpay*

ONLINE
Pay from your checking or savings any time by logging in at *www.ladwp.com/myaccount*

BY PHONE
Pay from your checking or savings any time by calling 1-877-MYPAYDWP (1-877-697-2939)

BY MAIL
Place your payment stub and your check or money order in the envelope provided with the bill.

IN PERSON
Pay at any Customer Service Center. Locations are listed on the back of your payment stub and at *www.ladwp.com/servicecenters*

Account Summary

Previous Account Balance		$ 4,184.64
Payment Received 11/6/17	*Thank you*	-4,184.64
Settlement Credit *(see details on page 3)*		-$0.02
New Charges		+ 3,563.75
	Total Amount Due	**$ 3,563.73**

Summary of New Charges

Details on following pages.

Los Angeles Department of Water and Power Charges

Water Charges	10/24/17 - 11/22/17	376 HCF	$2,311.32	
			Total LADWP Charges	**$ 2,311.32**

800-499-8840

LADWP provides billing services for the Bureau of Sanitation. All money collected for the services listed in the City of Los Angeles Bureau of Sanitation Charges section is forwarded to them.

City of Los Angeles Bureau of Sanitation Charges

Sewer Charges	10/24/17 - 11/22/17	$1,252.43	
		Total Sanitation Charges	**$ 1,252.43**

800-773-2489

Total New Charges $ 3,563.75

PLEASE KEEP THIS PORTION FOR YOUR RECORDS. IF PAYING IN PERSON, BRING ENTIRE BILL TO CUSTOMER SERVICE CENTER.

Other Important Phone Numbers

HEARING OR SPEECH-IMPAIRED - TTY
1-800-HEAR-DWP(432-7397)

CITY OF LOS ANGELES UTILITY TAX
1-800-215-6277

Correspondence Addresses

Please do not send correspondence with your payment. It may be delayed or lost.

LOS ANGELES DEPT OF WATER & POWER
PO Box 515407
Los Angeles,CA 90051-6707

Customer Service and Payment Information

WHEN TO PAY YOUR BILL

Your bill is due and payable on presentation and shall become delinquent nineteen days after the date of presentation. The payment due on your bill applies to the current charges only and does not extend the due date on any unpaid previous balance. Current City of Los Angeles policy provides for notification ten (10) days prior to discontinuance of service for nonpayment.

LATE PAYMENT CHARGE

A Late Payment Charge amounting to an 18% annual rate, computed on a daily basis, may be assessed on electric and water balances that are not paid by the due date. The charge is made for each day of the billing period shown on the current bill. Service may be discontinued for nonpayment.

IF YOU QUESTION YOUR LADWP CHARGES

Please contact a representative by calling the Customer Service Telephone Number or by going into any of the Department of Water and Power Customer Service Centers listed on the back of your payment stub or email us using our Customer Service form at www.ladwp.com/contactus. After receiving an explanation, you may ask for more information from a supervisor. If you still disagree with the charges, you have a right to a management-level review. To ask for a management-level review, send a written request to: LADWP Customer Relations Office, P.O. Box 51111, Los Angeles, CA 90051-0100. You must pay the undisputed portion of the bill within 7 days of the request for a management-level review. Your account will be reviewed and you will be informed of the result.

ELECTRONIC CHECK CONVERSION

Your payment may be processed as a check transaction or a one-time electronic fund transfer, which means funds may be withdrawn the same day as payment, and you will not receive your check back from your bank. For more information on electronic fund transfers and fees for insufficient funds, please see *www.ladwp.com/checkconversion*.

Settlement Credit

CORRECTION DESCRIPTION	NET CREDIT
Corrections Due To Overbilled	-$0.02
Total Credit	**-$0.02**

Los Angeles Department of Water & Power
www.ladwp.com 1-800-499-8840
Hours of operation - 7 am to 6 pm

DEFINITIONS

HCF – (Hundred Cubic Feet) the units in which water usage is measured. One HCF equals 748 gallons.

Rate Schedule – rates, based on type of use, approved by the Board of Water and Power Commissioners and adopted by the City Council. For a list, visit www.ladwp.com

Tier (Commercial) – One of two usage ranges used in a pricing method that provides an incentive to conserve water. The first usage range (Winter Tier 1 allotment) is based on average consumption for the preceding Dec. - Mar. Any usage over the Tier 1 allotment is billed at a higher rate (Tier 2). During the High Season months (June 1 - Sept. 30), Tier 1 allotment shall be 105% of Winter Tier 1 allotment. Shortage year water rates no longer apply.

Water Charges

BILLING PERIOD 10/24/17 - 11/22/17 **DAYS** 29

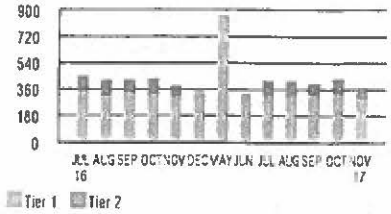
RATE SCHEDULE
Water Schedule C - Comm, Ind, Govt and Temp Service

NEXT SCHEDULED READ DATE
12/26/17

SERVES
668--70

SA # : 7939100928

USAGE HISTORY *(Total HCF)*



	Prev Yr	Nov 17
Total HCF used	391	376
Average daily gallons	9749	9698
Days in billing period	30	29
Your average daily cost of water		$79.70
Your average cost per gallon of water		$0.01

1 Hundred Cubic Feet (HCF) = 748 Gallons

METER NUMBER	DESCRIPTION	CURRENT READ	-	PREVIOUS READ	=	TOTAL USED
96118402	SMALL	1623		1459		164 HCF
96118402	LARGE	22797		22585		212 HCF

Tier 1 Water	303.21124 HCF x $5.54105/HCF	1,680.11
Tier 2 Water	72.78876 HCF x $8.67181/HCF	631.21
Subtotal Water Charges		**$2,311.32**
Total Water Charges		**$ 2,311.32**

Your Water Usage by Tier

Tier 1 Water Allotment $5.54105/HCF	Tier 2 $8.67181/HCF
303.21 HCF	More than 303.21 HCF

Usage is billed at different rates, depending on how much you use. The graph shows how your water usage relates to these tiers, and the rate you paid in each tier. For more, visit www.ladwp.com/res_water

January - June 2018 Biannual Notice of Change in LADWP WATER RATES

enero - junio 2018 Aviso bianual de cambio a las TARIFAS DE AGUA DE LADWP

This notice is to inform you of the expected biannual water rate adjustments authorized by the Water Rate Ordinance for the City of Los Angeles that reflect the cost of buying water from the Metropolitan Water District (MWD) and executing other water projects and programs. These factors will become effective January 1, 2018. Individual rate adjustments will be an increase or decrease, as shown below. More information about LADWP's water rates can be found on the Department website at www.ladwp.com/waterrates.

Este aviso es para informarle del ajuste bianual a las tarifas de agua autorizados por la Ordenanza de la Tarifa de Agua de la Ciudad de Los Angeles que reflejan el costo de comprar agua del Metropolitan Water District (MWD) y para otros proyectos y programas de agua. Estos factores tomaran vigencia a partir del 1ro de enero, 2018. Ajustes de tarifa individuales aumentarán o disminuirán en la muestra a continuación. una reduccion, como demostrado debajo. Más información sobre las tarifas de agua de LADWP está disponible en el sitio Web del departamento: www.ladwp.com/waterrates.

The factors below are per Hundred Cubic Feet (HCF) of water used.
One HCF equals 748 gallons.

Las tarifas debajo son por unidades de cien pies cúbicos (HCF, por sus siglas en inglés) de agua usada. Un HCF es igual a 748 galones.

Water Rate Adjustment Factors	Factores de Ajustes de Tarifas de Agua	Jul - Dec 2017 jul - dic 2017	Increase (Decrease) from Previous Quarter Aumento (Reducir) del Trimestre Previo	Jan - Jun 2018 ene - jun 2018
Water Supply Cost Adjustment Factor Tier 1	Ajuste al Costo de Suministro de Agua Nivel 1	$ 1.121	$ 0.265	$ 1.386
Water Supply Cost Adjustment Factor Tier 2	Ajuste al Costo de Suministro de Agua Nivel 2	$ 2.751	$ 0.790	$ 3.541
Water Supply Cost Adjustment Factor Tier 3	Ajuste al Costo de Suministro de Agua Nivel 3	$ 4.261	($ 0.346)	$ 3.915
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Water Quality Improvement	Mejoras de Calidad de Agua	$ 1.270	($ 0.127)	$ 1.143
Owens Valley Regulatory	Regulador de Owens Valley	$ 0.273	($ 0.084)	$ 0.189
Water Infrastructure	Infraestructura de Agua	$ 0.472	$ 0.000	$ 0.472
Base Rate Revenue Target Adjustment Factor	Ajuste de Objetivo Básico de Ingresos			
Schedule A	Calendario A	$ 0.235	$ 0.611	$ 0.846
Schedule B	Calendario B	$ 0.339	$ 0.603	$ 0.942
Schedule Other	Calendario Otro	$ 0.105	($ 0.165)	($ 0.060)
Low-Income Subsidy	Subsidio para Clientes de Bajos Recursos	$ 0.120	($ 0.017)	$ 0.103
Water Expense Stabilization	Estabilización del Costo de Agua	$ 0.181	($ 0.116)	$ 0.065

For the year beginning January 1, 2018 and ending December 31, 2018, Outside City Surcharge will be $0.000, remaining static from the January 2017 - December 2017 surcharge of $0.000.

Para el año empezando el 1 de enero de 2018 y terminando el 31 de diciembre, el Recargo Fuera de la Ciudad será $0.000, y permanecerá estático desde enero 2017 a diciembre 2017.

Sewer Charges

SA # : 7939100927

BILLING PERIOD	DAYS	SEWER RATE SCHEDULE
10/24/17 - 11/22/17	29	Sewer Service Charge - Multi Dwell and Commercial

Sewer Service Charge*	259.44000 HCF x $4.80/HCF	1,245.31
Sewer Service Low Income Surcharge*		7.12
Total Sewer Charges		**$ 1,252.43**

**Your Sewer Service Charge is calculated on 69% of your water consumption*

environment LA SANITATION
CITY OF LOS ANGELES

www.lacitysan.org - 1-800-773-2489
Hours of operation - 24/7

DEFINITIONS

Low Income Sewer Surcharge - an amount charged to each customer to help cover the costs of providing sewer service subsidies to low income customers, required by state and federal law.

Sewer Service Charge - (SSC) a charge for use of the sewer system, to cover the costs of constructing and maintaining wastewater facilities such as sewers and sewage treatment plants, and for treating sewage

Los Angeles Department of Water & Power

www.ladwp.com

BILL DATE	DATE DUE
Nov 27, 2017	Dec 18, 2017
ACCOUNT NUMBER	**AMOUNT DUE**
693 910 0000	$ 4,930.00

CUSTOMER SERVICE – 7:00 am - 6:00 pm
1-800-499-8840

RANCHO COLD STORAGE INC, 658 MESQUIT ST, LOS ANGELES, CA 90021

Paying Your Bill

AUTOMATIC PAYMENT
Automatically pay from your checking or savings by logging in at
www.ladwp.com/combillpay

ONLINE
Pay from your checking or savings any time by logging in at
www.ladwp.com/myaccount

BY PHONE
Pay from your checking or savings any time by calling
1-877-MYPAYDWP (1-877-697-2939)

BY MAIL
Place your payment stub and your check or money order in the envelope provided with the bill.

IN PERSON
Pay at any Customer Service Center. Locations are listed on the back of your payment stub and at
www.ladwp.com/servicecenters

Account Summary

Previous Account Balance		$ 5,598.84
Payment Received 11/6/17	*Thank you*	-5,598.84
New Charges		+ 4,930.00
	Total Amount Due	**$ 4,930.00**

Summary of New Charges

Details on following pages.

Los Angeles Department of Water and Power Charges		
800-499-8840	Electric Charges 10/24/17 - 11/22/17 28,800 kWh $4,930.00	
	Total LADWP Charges	**$ 4,930.00**
	Total New Charges	**$ 4,930.00**

PLEASE KEEP THIS PORTION FOR YOUR RECORDS. IF PAYING IN PERSON, BRING ENTIRE BILL TO CUSTOMER SERVICE CENTER

Other Important Phone Numbers

HEARING OR SPEECH-IMPAIRED - TTY
1-800-HEAR-DWP(432-7397)

CITY OF LOS ANGELES UTILITY TAX
1-800-215-6277

Correspondence Addresses

Please do not send correspondence with your payment. It may be delayed or lost.

LOS ANGELES DEPT OF WATER & POWER
PO Box 515407
Los Angeles,CA 90051-6707

Customer Service and Payment Information

WHEN TO PAY YOUR BILL

Your bill is due and payable on presentation and shall become delinquent nineteen days after the date of presentation. The payment due on your bill applies to the current charges only and does not extend the due date on any unpaid previous balance. Current City of Los Angeles policy provides for notification ten (10) days prior to discontinuance of service for nonpayment.

LATE PAYMENT CHARGE

A Late Payment Charge amounting to an 18% annual rate, computed on a daily basis, may be assessed on electric and water balances that are not paid by the due date. The charge is made for each day of the billing period shown on the current bill. Service may be discontinued for nonpayment.

IF YOU QUESTION YOUR LADWP CHARGES

Please contact a representative by calling the Customer Service Telephone Number or by going into any of the Department of Water and Power Customer Service Centers listed on the back of your payment stub or email us using our Customer Service form at www.ladwp.com/contactus. After receiving an explanation, you may ask for more information from a supervisor. If you still disagree with the charges, you have a right to a management-level review. To ask for a management-level review, send a written request to: LADWP Customer Relations Office, P.O. Box 51111, Los Angeles, CA 90051-0100. You must pay the undisputed portion of the bill within 7 days of the request for a management-level review. Your account will be reviewed and you will be informed of the result.

ELECTRONIC CHECK CONVERSION

Your payment may be processed as a check transaction or a one-time electronic fund transfer, which means funds may be withdrawn the same day as payment, and you will not receive your check back from your bank. For more information on electronic fund transfers and fees for insufficient funds, please see *www.ladwp.com/checkconversion*.

Los Angeles Department of Water & Power
www.ladwp.com 1-800-499-8840
Hours of operation - 7 am to 6 pm

DEFINITIONS

CRPSEA – (Capped Renewable Portfolio Standard Energy Adjustment) a charge reflecting the costs associated with RPS Operations and Maintenance, RPS debt service, and Energy Efficiency Programs.

ECA – (Energy Cost Adjustment) an adjustment that reflects the variations of fuel, energy and other associated costs.

ESA – (Electric Subsidy Adjustment) a charge reflecting the costs of subsidies including senior, disabled, low income, traffic control lighting, and enterprise zone.

IRCA – (Incremental Reliability Cost Adjustment) a charge reflecting Operations and Maintenance and debt service related to Power Reliability Program cost and legacy RCA under-collection.

kWh – (kilo-watt-hour) the units in which electric usage is measured. One kWh equals 1000 watts of electricity used for one hour.

RCA – (Reliability Cost Adjustment) a charge reflecting the costs to support additional capital investments needed to improve reliability in areas of power distribution, transmission and generation infrastructure.

VEA – (Variable Energy Adjustment) a charge reflecting the costs of fuel, non-RPS power purchase agreements, non-RPS economy purchases, legacy ECAF under-collection, and base rate decoupling from energy efficiency impact.

VRPSEA – (Variable Renewable Portfolio Standard Energy Adjustment) a charge reflecting the costs of RPS market purchases and RPS costs above and beyond any Operations and Maintenance and debt service payments.

Electric Charges

SA # : 6939100542

BILLING PERIOD 10/24/17 - 11/22/17
DAYS 29

RATE SCHEDULE
A-2 and A-2[i] Primary Electric - Rate B TOU - KVAR Metered Service

NEXT SCHEDULED READ DATE
12/26/17

METER NUMBER
APMV00226-0000842
6

SERVES
BASE KVARH

PERIOD	CURRENT READ	-	PREVIOUS READ	x	MULTIPLIER	=	TOTAL USED
High Peak kW	0.46				160		73.6 kW
Low Peak kW	0.39				160		62.4 kW
Base kW	0.39				160		62.4 kW
High Peak kWh	2403		2376		160		4320 kWh
Low Peak kWh	3413		3377		160		5760 kWh
Base kWh	12013		11896		160		18720 kWh
High Peak kVarh	1905		1885		160		3200 kVarh
Low Peak kVarh	2786		2758		160		4480 kVarh
Base kVarh	10279		10174		160		16800 kVarh

Service Charge		28.00
Facilities Charge	102.4 kW x $5.36/kW	548.86
ESA	102.4 kW x $0.46/kW	47.10
RCA	102.4 kW x $0.96/kW	98.30
IRCA	102.4 kW x $0.99/kW	101.38
IRCA based on KWH	28,800 kWH x $0.0003/kWH	8.64
High Peak Low Season Demand	73.6 kW x $4.75/kW	349.60
High Peak Low Season Energy	4,320 kWh x $0.05232/kWh	226.02
High Peak ECA	4,320 kWh x $0.0569/kWh	245.81
High Peak VEA	4,320 kWh x $-0.00401/kWh	-17.32
High Peak CRPSEA	4,320 kWh x $0.00443/kWh	19.14
High Peak VRPSEA	4,320 kWh x $0.01288/kWh	55.64
High Peak Subtotal	***(4,320 kWh x $0.20345/kWh)***	***$878.89***
Low Peak Low Season Demand	62.4 kW x $0.00/kW	0.00
Low Peak Low Season Energy	5,760 kWh x $0.05232/kWh	301.36
Low Peak ECA	5,760 kWh x $0.0569/kWh	327.74
Low Peak VEA	5,760 kWh x $-0.00401/kWh	-23.10
Low Peak CRPSEA	5,760 kWh x $0.00443/kWh	25.52
Low Peak VRPSEA	5,760 kWh x $0.01288/kWh	74.19
Low Peak Subtotal	***(5,760 kWh x $0.12252/kWh)***	***$705.71***
Base Low Season Demand	62.4 kW x $0.00/kW	0.00
Base Low Season Energy	18,720 kWh x $0.03439/kWh	643.78
Base ECA	18,720 kWh x $0.0569/kWh	1,065.17
Base VEA	18,720 kWh x $-0.00401/kWh	-75.07
Base CRPSEA	18,720 kWh x $0.00443/kWh	82.93
Base VRPSEA	18,720 kWh x $0.01288/kWh	241.11

(Continued on next page)

Los Angeles Department of Water & Power
www.ladwp.com 1-800-499-8840
Hours of operation - 7 am to 6 pm

(Continued from previous page)

Base Subtotal (18,720 kWh x $0.10459/kWh)		***$1,957.92***
Subtotal Electric Charges		**$4,374.80**
City of Los Angeles Utility Tax	$4,374.80 x 12.5%	546.85
State Energy Surcharge	28,800 kWh x $0.00029/kWh	8.35
	Total Electric Charges	**$ 4,930.00**

Green Power for a Green LA--LADWP's Green Power program replaces electricity from polluting power plants with energy generated from renewable resources. To learn more and sign up visit www.ladwp.com/greenpower

DEFINITIONS

CRPSEA – (Capped Renewable Portfolio Standard Energy Adjustment) a charge reflecting the costs associated with RPS Operations and Maintenance, RPS debt service, and Energy Efficiency Programs.

ECA – (Energy Cost Adjustment) an adjustment that reflects the variations of fuel, energy and other associated costs.

ESA – (Electric Subsidy Adjustment) a charge reflecting the costs of subsidies including senior, disabled, low income, traffic control lighting, and enterprise zone.

IRCA – (Incremental Reliability Cost Adjustment) a charge reflecting Operations and Maintenance and debt service related to Power Reliability Program cost and legacy RCA under-collection.

kWh – (kilo-watt-hour) the units in which electric usage is measured. One kWh equals 1000 watts of electricity used for one hour.

RCA – (Reliability Cost Adjustment) a charge reflecting the costs to support additional capital investments needed to improve reliability in areas of power distribution, transmission and generation infrastructure.

VEA – (Variable Energy Adjustment) a charge reflecting the costs of fuel, non-RPS power purchase agreements, non-RPS economy purchases, legacy ECAF under-collection, and base rate decoupling from energy efficiency impact.

VRPSEA – (Variable Renewable Portfolio Standard Energy Adjustment) a charge reflecting the costs of RPS market purchases and RPS costs above and beyond any Operations and Maintenance and debt service payments.

Electric Definitions

Demand Charge – a charge related to maximum power measured in kilowatts (kW). It is the highest kW as measured by the meter over a continuous 15 minute interval during the billing period.

Facilities Charge – a charge to recover the cost of transformer and line capacity used in meeting customer s maximum demand as recorded in the last twelve months.

kVarh – (kilo-var-hour) the units in which electric reactive energy usage is measured. One kVarh equals 1000 volt-ampere reactive energy use for one hour.

Minimum Charge – an amount charged if your usage falls below a certain minimum level to cover costs for services provided such as meter reading, billing, postage, etc. when a service charge is not applicable.

Power Factor – the ratio of real Energy (kWh) to reactive energy (kVarh) for a given time period. The Maximum value is 1.0.

Rate Schedule – rates, based on type of use, approved by the Board of Water and Power Commissioners and adopted by the City Council. For a list, visit www.ladwp.com.

RPS – Renewable Portfolio Standard program to increase the use of energy from photovoltaics, wind, biomass, and other renewable sources.

Service Charge – a charge for services provided such as meter reading, billing, postage, etc.

Time-of-Use – Time-of-Use rates are based on the time of day that you use electricity. During the Base hours, when customer use is low, your price will be lower than the standard rate. Prices during Low Peak hours are slightly higher than standard rate. In High Peak hours, the cost to supply energy is the highest, and it will cost more than the standard rate.

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Los Angeles Department of Water & Power

www.ladwp.com

BILL DATE	DATE DUE
Nov 27, 2017	Dec 18, 2017
ACCOUNT NUMBER	**AMOUNT DUE**
593 910 0000	$ 414.90

CUSTOMER SERVICE – 7:00 am - 6:00 pm
1-800-499-8840

RANCHO COLD STORAGE INC, 658 MESQUIT ST, LOS ANGELES, CA 90021

Paying Your Bill

AUTOMATIC PAYMENT
Automatically pay from your checking or savings by logging in at *www.ladwp.com/combillpay*

ONLINE
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BY PHONE
Pay from your checking or savings any time by calling 1-877-MYPAYDWP (1-877-697-2939)

BY MAIL
Place your payment stub and your check or money order in the envelope provided with the bill.

IN PERSON
Pay at any Customer Service Center. Locations are listed on the back of your payment stub and at *www.ladwp.com/servicecenters*

Account Summary

Previous Account Balance		$ 494.96
Payment Received 11/6/17	*Thank you*	-494.96
New Charges		+ 414.90
	Total Amount Due	**$ 414.90**

Summary of New Charges

Details on following pages.

Los Angeles Department of Water and Power Charges

800-499-8840

Water Charges	10/24/17 - 11/22/17	57 HCF	$315.84
		Total LADWP Charges	**$ 315.84**

LADWP provides billing services for the Bureau of Sanitation. All money collected for the services listed in the City of Los Angeles Bureau of Sanitation Charges section is forwarded to them.

City of Los Angeles Bureau of Sanitation Charges

800-773-2489

Sewer Charges	10/24/17 - 11/22/17		$99.06
		Total Sanitation Charges	**$ 99.06**

Total New Charges $ 414.90

PLEASE KEEP THIS PORTION FOR YOUR RECORDS. IF PAYING IN PERSON, BRING ENTIRE BILL TO CUSTOMER SERVICE CENTER

Other Important Phone Numbers

HEARING OR SPEECH-IMPAIRED - TTY
1-800-HEAR-DWP(432-7397)

CITY OF LOS ANGELES UTILITY TAX
1-800-215-6277

Correspondence Addresses

Please do not send correspondence with your payment. It may be delayed or lost.

LOS ANGELES DEPT OF WATER & POWER
PO Box 515407
Los Angeles,CA 90051-6707

Customer Service and Payment Information

WHEN TO PAY YOUR BILL

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LATE PAYMENT CHARGE

A Late Payment Charge amounting to an 18% annual rate, computed on a daily basis, may be assessed on electric and water balances that are not paid by the due date. The charge is made for each day of the billing period shown on the current bill. Service may be discontinued for nonpayment.

IF YOU QUESTION YOUR LADWP CHARGES

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ELECTRONIC CHECK CONVERSION

Your payment may be processed as a check transaction or a one-time electronic fund transfer, which means funds may be withdrawn the same day as payment, and you will not receive your check back from your bank. For more information on electronic fund transfers and fees for insufficient funds, please see *www.ladwp.com/checkconversion*.

Los Angeles Department of Water & Power
www.ladwp.com 1-800-499-8840
Hours of operation - 7 am to 6 pm

DEFINITIONS

HCF – (Hundred Cubic Feet) the units in which water usage is measured. One HCF equals 748 gallons.

Rate Schedule – rates, based on type of use, approved by the Board of Water and Power Commissioners and adopted by the City Council. For a list, visit www.ladwp.com

Tier (Commercial) – One of two usage ranges used in a pricing method that provides an incentive to conserve water. The first usage range (Winter Tier 1 allotment) is based on average consumption for the preceding Dec. - Mar. Any usage over the Tier 1 allotment is billed at a higher rate (Tier 2). During the High Season months (June 1 - Sept. 30), Tier 1 allotment shall be 105% of Winter Tier 1 allotment. Shortage year water rates no longer apply.

Water Charges

BILLING PERIOD 10/24/17 - 11/22/17 **DAYS** 29

RATE SCHEDULE
Water Schedule C - Comm, Ind, Govt and Temp Service

NEXT SCHEDULED READ DATE
12/26/17

SERVES
SM DIAL COM'L BLDG

SA # : 5939100574

USAGE HISTORY *(Total HCF)*



	Prev Yr	Nov 17
Total HCF used	806	57
Average daily gallons	1328	1470
Days in billing period	454	29
Your average daily cost of water		$10.89
Your average cost per gallon of water		$0.01

1 Hundred Cubic Feet (HCF) = 748 Gallons

METER NUMBER	DESCRIPTION	CURRENT READ	-	PREVIOUS READ	=	TOTAL USED
96120718	SMALL	1221		1164		57 HCF
96120718	LARGE	0		0		0 HCF

Tier 1 Water	57 HCF x $5.54105/HCF	315.84
Subtotal Water Charges		**$315.84**

Total Water Charges $ 315.84

Your Water Usage by Tier

Tier 1 Water Allotment $5.54105/HCF	Tier 2
57 HCF	More than 57 HCF

Usage is billed at different rates, depending on how much you use. The graph shows how your water usage relates to these tiers, and the rate you paid in each tier. For more, visit www.ladwp.com/res_water

January - June 2018 Biannual Notice of Change in LADWP WATER RATES

enero - junio 2018 Aviso bianual de cambio a las TARIFAS DE AGUA DE LADWP

This notice is to inform you of the expected biannual water rate adjustments authorized by the Water Rate Ordinance for the City of Los Angeles that reflect the cost of buying water from the Metropolitan Water District (MWD) and executing other water projects and programs. These factors will become effective January 1, 2018. Individual rate adjustments will be an increase or decrease, as shown below. More information about LADWP's water rates can be found on the Department website at www.ladwp.com/waterrates.

The factors below are per Hundred Cubic Feet (HCF) of water used.
One HCF equals 748 gallons.

Este aviso es para informarle del ajuste bianual a las tarifas de agua autorizados por la Ordenanza de la Tarifa de Agua de la Ciudad de Los Angeles que reflejan el costo de comprar agua del Metropolitan Water District (MWD) y para otros proyectos y programas de agua. Estos factores tomaran vigencia a partir del 1ro de enero, 2018. Ajustes de tarifa individuales aumentarán o disminuirán en la muestra a continuación. una reduccion, como demostrado debajo. Más información sobre las tarifas de agua de LADWP está disponible en el sitio Web del departamento: www.ladwp.com/waterrates.

Las tarifas debajo son por unidades de cien pies cúbicos (HCF, por sus siglas en inglés) de agua usada. Un HCF es igual a 748 galones.

Water Rate Adjustment Factors	Factores de Ajustes de Tarifas de Agua	Jul - Dec 2017 jul - dic 2017	Increase (Decrease) from Previous Quarter Aumento (Reducir) del Trimestre Previo	Jan - Jun 2018 ene - jun 2018
Water Supply Cost Adjustment Factor Tier 1	Ajuste al Costo de Suministro de Agua Nivel 1	$ 1.121	$ 0.265	$ 1.386
Water Supply Cost Adjustment Factor Tier 2	Ajuste al Costo de Suministro de Agua Nivel 2	$ 2.751	$ 0.790	$ 3.541
Water Supply Cost Adjustment Factor Tier 3	Ajuste al Costo de Suministro de Agua Nivel 3	$ 4.261	($ 0.346)	$ 3.915
Water Supply Cost Adjustment Factor Tier 4	Ajuste al Costo de Suministro de Agua Nivel 4	$ 4.360	($ 0.102)	$ 4.258
Water Quality Improvement	Mejoras de Calidad de Agua	$ 1.270	($ 0.127)	$ 1.143
Owens Valley Regulatory	Regulador de Owens Valley	$ 0.273	($ 0.084)	$ 0.189
Water Infrastructure	Infraestructura de Agua	$ 0.472	$ 0.000	$ 0.472
Base Rate Revenue Target Adjustment Factor	Ajuste de Objetivo Básico de Ingresos			
Schedule A	Calendario A	$ 0.235	$ 0.611	$ 0.846
Schedule B	Calendario B	$ 0.339	$ 0.603	$ 0.942
Schedule Other	Calendario Otro	$ 0.105	($ 0.165)	($ 0.060)
Low-Income Subsidy	Subsidio para Clientes de Bajos Recursos	$ 0.120	($ 0.017)	$ 0.103
Water Expense Stabilization	Estabilización del Costo de Agua	$ 0.181	($ 0.116)	$ 0.065

For the year beginning January 1, 2018 and ending December 31, 2018, Outside City Surcharge will be $0.000, remaining static from the January 2017 - December 2017 surcharge of $0.000.

Para el año empezando el 1 de enero de 2018 y terminando el 31 de diciembre, el Recargo Fuera de la Ciudad será $0.000, y permanecerá estático desde enero 2017 a diciembre 2017.

Sewer Charges

SA # : 5939100573

BILLING PERIOD	DAYS	SEWER RATE SCHEDULE
10/24/17 - 11/22/17	29	Sewer Service Charge - Multi Dwell and Commercial

Sewer Service Charge*	20.52000 HCF x $4.80/HCF	98.50
Sewer Service Low Income Surcharge*		0.56
Total Sewer Charges		**$ 99.06**

Your Sewer Service Charge is calculated on 36% of your water consumption.

Environment LA SANITATION
CITY OF LOS ANGELES

www.lacitysan.org 1-800-773-2489
Hours of operation - 24/7

DEFINITIONS

Low Income Sewer Surcharge - an amount charged to each customer to help cover the costs of providing sewer service subsidies to low income customers, required by state and federal law.

Sewer Service Charge - (SSC) a charge for use of the sewer system, to cover the costs of constructing and maintaining wastewater facilities such as sewers and sewage treatment plants, and for treating sewage.

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CUSTOMER SERVICE – 7:00 am - 6:00 pm
1-800-499-8840

RANCHO COLD STORAGE INC, 658 MESQUIT ST, LOS ANGELES, CA 90021

Paying Your Bill

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Account Summary

Previous Account Balance		$ 1,353.52
Payment Received 11/6/17	*Thank you*	-1,353.52
New Charges		+ 1,167.22
	Total Amount Due	**$ 1,167.22**

Summary of New Charges

Details on following pages

Los Angeles Department of Water and Power Charges		
800-499-8840	Electric Charges 10/24/17 - 11/22/17 7,096 kWh	$1,167.22
	Total LADWP Charges	**$ 1,167.22**

Total New Charges $ 1,167.22

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Other Important Phone Numbers

HEARING OR SPEECH-IMPAIRED - TTY
1-800-HEAR-DWP(432-7397)

CITY OF LOS ANGELES UTILITY TAX
1-800-215-6277

Correspondence Addresses

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LOS ANGELES DEPT OF WATER & POWER
PO Box 515407
Los Angeles,CA 90051-6707

Customer Service and Payment Information

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Los Angeles Department of Water & Power
www.ladwp.com 1-800-499-8640
Hours of operation - 7 am to 6 pm

DEFINITIONS

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kWh – (kilo-watt-hour) the units in which electric usage is measured. One kWh equals 1000 watts of electricity used for one hour.

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VEA – (Variable Energy Adjustment) a charge reflecting the costs of fuel, non-RPS power purchase agreements, non-RPS economy purchases, legacy ECAF under-collection, and base rate decoupling from energy efficiency impact.

VRPSEA – (Variable Renewable Portfolio Standard Energy Adjustment) a charge reflecting the costs of RPS market purchases and RPS costs above and beyond any Operations and Maintenance and debt service payments.

Electric Charges

SA # : 4939100550

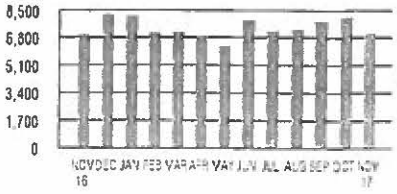
BILLING PERIOD 10/24/17 - 11/22/17
DAYS 29

RATE SCHEDULE
A-1 and A-1[i] Small General Electric - Rate A Standard Service

NEXT SCHEDULED READ DATE
12/26/17

METER NUMBER
M00009-00977696

USAGE HISTORY *(Total kWh)*



	Prev Yr	Nov 17
Total kWh used	7,015	7,096
Average daily kWh	234	245
Days in billing period	30	29
Your average daily cost of electricity		$40.25
Highest Demand in last 12 months:		19.02 kW

DESCRIPTION	CURRENT READ	-	PREVIOUS READ	=	TOTAL USED
Demand kW	17.21				17.21 kW
Energy kWh	19626		12530		7096 kWh

Service Charge		7.00
Facilities Charge	19.02 kW x $5.36/kW	101.95
ESA	19.02 kW x $0.46/kW	8.75
RCA	19.02 kW x $0.96/kW	18.26
IRCA	19.02 kW x $0.99/kW	18.83
IRCA based on KWH	7,096 kWH x $0.0003/kWH	2.13
Energy Charge Low Season	7,096 kWh x $0.05364/kWh	380.63
ECA	7,096 kWh x $0.0569/kWh	403.76
VEA	7,096 kWh x $-0.00401/kWh	-28.45
CRPSEA	7,096 kWh x $0.00443/kWh	31.44
VRPSEA	7,096 kWh x $0.01288/kWh	91.40
Subtotal Electric Charges		**$1,035.70**
City of Los Angeles Utility Tax	$1,035.70 x 12.5%	129.46
State Energy Surcharge	7,096 kWh x $0.00029/kWh	2.06
	Total Electric Charges	**$ 1,167.22**

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Electric Definitions

Demand Charge – a charge related to maximum power measured in kilowatts (kW). It is the highest kW as measured by the meter over a continuous 15 minute interval during the billing period.

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Power Factor – the ratio of real Energy (kWh) to reactive energy (kVarh) for a given time period. The Maximum value is 1.0

Rate Schedule – rates, based on type of use, approved by the Board of Water and Power Commissioners and adopted by the City Council. For a list, visit www.ladwp.com

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Service Charge – a charge for services provided such as meter reading, billing, postage, etc.

Time-of-Use – Time-of-Use rates are based on the time of day that you use electricity. During the Base hours, when customer use is low, your price will be lower than the standard rate. Prices during Low Peak hours are slightly higher than standard rate. In High Peak hours, the cost to supply energy is the highest, and it will cost more than the standard rate.



. Los Angeles Department of Water & Power

www.ladwp.com

BILL DATE	DATE DUE
Nov 27, 2017	Dec 18, 2017
ACCOUNT NUMBER	**AMOUNT DUE**
451 671 0000	$ 8,948.17

CUSTOMER SERVICE – 7:00 am - 6:00 pm
1-800-499-8840

RANCHO COLD STORAGE INC, 685 MESQUIT ST, LOS ANGELES, CA 90021

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IN PERSON
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Account Summary

Previous Account Balance		$ 10,112.24
Payment Received 11/6/17	*Thank you*	-10,112.24
New Charges		+ 8,948.17
	Total Amount Due	**$ 8,948.17**

Summary of New Charges

Details on following pages.

Los Angeles Department of Water and Power Charges		
800-499-8840	Electric Charges 10/24/17 - 11/22/17 56,800 kWh $8,948.17	
	Total LADWP Charges	**$ 8,948.17**

Total New Charges $ 8,948.17

PLEASE KEEP THIS PORTION FOR YOUR RECORDS IF PAYING IN PERSON, BRING ENTIRE BILL TO CUSTOMER SERVICE CENTER

Other Important Phone Numbers

HEARING OR SPEECH-IMPAIRED - TTY
1-800-HEAR-DWP(432-7397)

CITY OF LOS ANGELES UTILITY TAX
1-800-215-6277

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PO Box 515407
Los Angeles,CA 90051-6707

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ELECTRONIC CHECK CONVERSION

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Los Angeles Department of Water & Power
www.ladwp.com 1-800-499-8840
Hours of operation - 7 am to 6 pm

DEFINITIONS

CRPSEA – (Capped Renewable Portfolio Standard Energy Adjustment) a charge reflecting the costs associated with RPS Operations and Maintenance, RPS debt service, and Energy Efficiency Programs.

ECA – (Energy Cost Adjustment) an adjustment that reflects the variations of fuel, energy and other associated costs.

ESA – (Electric Subsidy Adjustment) a charge reflecting the costs of subsidies including senior, disabled, low income, traffic control lighting, and enterprise zone.

IRCA – (Incremental Reliability Cost Adjustment) a charge reflecting Operations and Maintenance and debt service related to Power Reliability Program cost and legacy RCA under-collection.

kWh – (kilo-watt-hour) the units in which electric usage is measured. One kWh equals 1000 watts of electricity used for one hour.

RCA – (Reliability Cost Adjustment) a charge reflecting the costs to support additional capital investments needed to improve reliability in areas of power distribution, transmission and generation infrastructure.

VEA – (Variable Energy Adjustment) a charge reflecting the costs of fuel, non-RPS power purchase agreements, non-RPS economy purchases, legacy ECAF under-collection, and base rate decoupling from energy efficiency impact.

VRPSEA – (Variable Renewable Portfolio Standard Energy Adjustment) a charge reflecting the costs of RPS market purchases and RPS costs above and beyond any Operations and Maintenance and debt service payments.

Electric Charges

SA # : 4516710848

BILLING PERIOD 10/24/17 - 11/22/17
DAYS 29

RATE SCHEDULE
A-2 and A-2[i] Primary Electric - Rate B TOU - KVAR Metered Service

NEXT SCHEDULED READ DATE
12/26/17

METER NUMBER
APMVL00222-000263
56

SERVES
LOW PEAK KVARH

PERIOD	CURRENT READ	–	PREVIOUS READ	x	MULTIPLIER	=	TOTAL USED
High Peak kW	1.4				80		112 kW
Low Peak kW	1.48				80		118.4 kW
Base kW	1.37				80		109.6 kW
High Peak kWh	565		477		80		7040 kWh
Low Peak kWh	902		766		80		10880 kWh
Base kWh	3227		2741		80		38880 kWh
High Peak kVarh	515		431		80		6720 kVarh
Low Peak kVarh	768		648		80		9600 kVarh
Base kVarh	2910		2455		80		36400 kVarh

Service Charge		28.00
Facilities Charge	141.6 kW x $5.36/kW	758.98
ESA	141.6 kW x $0.46/kW	65.14
RCA	141.6 kW x $0.96/kW	135.94
IRCA	141.6 kW x $0.99/kW	140.18
IRCA based on KWH	56,800 kWH x $0.0003/kWH	17.04
High Peak Low Season Demand	112 kW x $4.75/kW	532.00
High Peak Low Season Energy	7,040 kWh x $0.05232/kWh	368.33
High Peak ECA	7,040 kWh x $0.0569/kWh	400.58
High Peak VEA	7,040 kWh x $-0.00401/kWh	-28.23
High Peak CRPSEA	7,040 kWh x $0.00443/kWh	31.19
High Peak VRPSEA	7,040 kWh x $0.01288/kWh	90.68
High Peak Subtotal	***(7,040 kWh x $0.19809/kWh)***	***$1,394.55***
Low Peak Low Season Demand	118.4 kW x $0.00/kW	0.00
Low Peak Low Season Energy	10,880 kWh x $0.05232/kWh	569.24
Low Peak ECA	10,880 kWh x $0.0569/kWh	619.07
Low Peak VEA	10,880 kWh x $-0.00401/kWh	-43.63
Low Peak CRPSEA	10,880 kWh x $0.00443/kWh	48.20
Low Peak VRPSEA	10,880 kWh x $0.01288/kWh	140.13
Low Peak Subtotal	***(10,880 kWh x $0.12252/kWh)***	***$1,333.01***
Base Low Season Demand	109.6 kW x $0.00/kW	0.00
Base Low Season Energy	38,880 kWh x $0.03439/kWh	1,337.08
Base ECA	38,880 kWh x $0.0569/kWh	2,212.27
Base VEA	38,880 kWh x $-0.00401/kWh	-155.91
Base CRPSEA	38,880 kWh x $0.00443/kWh	172.24
Base VRPSEA	38,880 kWh x $0.01288/kWh	500.77

(Continued on next page)

Los Angeles Department of Water & Power
www.ladwp.com 1-800-499-8840
Hours of operation - 7 am to 6 pm

(Continued from previous page)

Base Subtotal (38,880 kWh x $0.10459/kWh)		***$4,066.45***
Subtotal Electric Charges		**$7,939.29**
City of Los Angeles Utility Tax	$7,939.29 x 12.5%	992.41
State Energy Surcharge	56,800 kWh x $0.00029/kWh	16.47
	Total Electric Charges	**$ 8,948.17**

Green Power for a Green LA -- LADWP's Green Power program replaces electricity from polluting power plants with energy generated from renewable resources. To learn more and sign up visit www.ladwp.com/greenpower

DEFINITIONS

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VRPSEA – (Variable Renewable Portfolio Standard Energy Adjustment) a charge reflecting the costs of RPS market purchases and RPS costs above and beyond any Operations and Maintenance and debt service payments.

Electric Definitions

Demand Charge – a charge related to maximum power measured in kilowatts (kW). It is the highest kW as measured by the meter over a continuous 15 minute interval during the billing period.

Facilities Charge – a charge to recover the cost of transformer and line capacity used in meeting customer's maximum demand as recorded in the last twelve months.

kVarh – (kilo-var-hour) the units in which electric reactive energy usage is measured. One kVarh equals 1000 volt-ampere reactive energy use for one hour.

Minimum Charge – an amount charged if your usage falls below a certain minimum level to cover costs for services provided such as meter reading, billing, postage, etc. when a service charge is not applicable.

Power Factor – the ratio of real Energy (kWh) to reactive energy (kVarh) for a given time period. The Maximum value is 1.0.

Rate Schedule – rates, based on type of use, approved by the Board of Water and Power Commissioners and adopted by the City Council. For a list, visit www.ladwp.com.

RPS – Renewable Portfolio Standard program to increase the use of energy from photovoltaics, wind, biomass, and other renewable sources.

Service Charge – a charge for services provided such as meter reading, billing, postage, etc.

Time-of-Use – Time-of-Use rates are based on the time of day that you use electricity. During the Base hours, when customer use is low, your price will be lower than the standard rate. Prices during Low Peak hours are slightly higher than standard rate. In High Peak hours, the cost to supply energy is the highest, and it will cost more than the standard rate.

PRINTED ON RECYCLED PAPER

CUSTOMER SERVICE – 7:00 am - 6:00 pm
1-800-499-8840

RANCHO COLD STORAGE INC, 690 MESQUIT ST, LOS ANGELES, CA 90021

Paying Your Bill

AUTOMATIC PAYMENT
Automatically pay from your checking or savings by logging in at *www.ladwp.com/combillpay*

ONLINE
Pay from your checking or savings any time by logging in at *www.ladwp.com/myaccount*

BY PHONE
Pay from your checking or savings any time by calling 1-877-MYPAYDWP (1-877-697-2939)

BY MAIL
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IN PERSON
Pay at any Customer Service Center Locations are listed on the back of your payment stub and at *www.ladwp.com/servicecenters*

Account Summary

Previous Account Balance		$ 223.41
Payment Received 11/6/17	*Thank you*	-223.41
New Charges		+ 223.41
	Total Amount Due	**$ 223.41**

Summary of New Charges

Details on following pages.

Los Angeles Department of Water and Power Charges			
800-499-8840	Fire Service Charges	10/25/17 - 11/27/17	$223.41
		Total LADWP Charges	**$ 223.41**

Total New Charges $ 223.41

PLEASE KEEP THIS PORTION FOR YOUR RECORDS IF PAYING IN PERSON, BRING ENTIRE BILL TO CUSTOMER SERVICE CENTER

Other Important Phone Numbers

HEARING OR SPEECH-IMPAIRED - TTY
1-800-HEAR-DWP(432-7397)

CITY OF LOS ANGELES UTILITY TAX
1-800-215-6277

Correspondence Addresses

Please do not send correspondence with your payment. It may be delayed or lost.

LOS ANGELES DEPT OF WATER & POWER
PO Box 515407
Los Angeles,CA 90051-6707

Customer Service and Payment Information

WHEN TO PAY YOUR BILL

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Los Angeles Department of Water & Power
www.ladwp.com 1-800-499-8840
Hours of operation - 7 am to 6 pm

Fire Service Charges

SA # : 3845500511

BILLING PERIOD	DAYS	RATE SCHEDULE
10/25/17 - 11/27/17	33	Water Schedule E - Private Fire Service

SERVES
8" FIRE SERVICE

METER NUMBER	CURRENT READ	–	PREVIOUS READ	=	TOTAL USED
00001233-515369	0		0		0 HCF

Service Availability Charge	223.41
Subtotal Water Charges	**$223.41**

Total Fire Service Charges $ 223.41

There are no Sewer Service Charges on Fire Service.



Los Angeles Department of Water & Power

www.ladwp.com

BILL DATE	DATE DUE
Nov 27, 2017	Dec 18, 2017
ACCOUNT NUMBER	**AMOUNT DUE**
393 910 0000	$ 64.53

CUSTOMER SERVICE – 7:00 am - 6:00 pm
1-800-499-8840

RANCHO COLD STORAGE INC, 658 MESQUIT ST, LOS ANGELES, CA 90021

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Account Summary

Previous Account Balance		$ 64.53
Payment Received 11/6/17	*Thank you*	-64.53
New Charges		+ 64.53
	Total Amount Due	**$ 64.53**

Summary of New Charges

Details on following pages.

Los Angeles Department of Water and Power Charges		
Fire Service Charges	10/25/17 - 11/27/17	$64.53
	Total LADWP Charges	**$ 64.53**

800-499-8840

Total New Charges **$ 64.53**

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Other Important Phone Numbers

HEARING OR SPEECH-IMPAIRED - TTY
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CITY OF LOS ANGELES UTILITY TAX
1-800-215-6277

Correspondence Addresses

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LOS ANGELES DEPT OF WATER & POWER
PO Box 515407
Los Angeles,CA 90051-6707

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Los Angeles Department of Water & Power
www.ladwp.com 1-800-499-8840
Hours of operation - 7 am to 6 pm

Fire Service Charges

SA # : 3939100187

BILLING PERIOD	DAYS	RATE SCHEDULE
10/25/17 - 11/27/17	33	Water Schedule E - Private Fire Service

SERVES
4" FIRE SERVICE

METER NUMBER	CURRENT READ	–	PREVIOUS READ	=	TOTAL USED
00000143-1299193	0		0		0 HCF

Service Availability Charge	64.53
Subtotal Water Charges	**$64.53**

Total Fire Service Charges $ 64.53

There are no Sewer Service Charges on Fire Service



Los Angeles Department of Water & Power

www.ladwp.com

BILL DATE	DATE DUE
Nov 27, 2017	Dec 18, 2017
ACCOUNT NUMBER	**AMOUNT DUE**
322 391 0704	$ 241.50

CUSTOMER SERVICE – 7:00 am - 6:00 pm
1-800-499-8840

RANCHO COLD STORAGE INC, 670 MESQUIT ST, LOS ANGELES, CA 90021

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Account Summary

Previous Account Balance		$ 241.50
Payment Received 11/6/17	*Thank you*	-241.50
New Charges		+ 241.50
	Total Amount Due	**$ 241.50**

Summary of New Charges

Details on following pages.

Los Angeles Department of Water and Power Charges		
800-499-8840	Area Lighting Charges	$241.50
	Total LADWP Charges	**$ 241.50**

Total New Charges **$ 241.50**

PLEASE KEEP THIS PORTION FOR YOUR RECORDS. IF PAYING IN PERSON, BRING ENTIRE BILL TO CUSTOMER SERVICE CENTER

Other Important Phone Numbers

HEARING OR SPEECH-IMPAIRED - TTY
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CITY OF LOS ANGELES UTILITY TAX
1-800-215-6277

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Los Angeles,CA 90051-6707

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Los Angeles Department of Water & Power
www.ladwp.com 1-800-499-8840
Hours of operation - 7 am to 6 pm

DEFINITIONS

Electric Subsidy Adjustment – a charge, based on usage, to help cover costs of special customer subsidies including senior, disabled and low income.

Energy Cost Adjustment – an adjustment that reflects the variations in what LADWP pays for the energy they deliver to customers.

kWh – (kilowatt-hours) the units in which electric meters measure usage. 1 kWh equals 1000 watts of electricity supplied for one hour.

Reliability Cost Adjustment – an amount reflecting the costs to support additional capital investments needed to improve reliability in areas of power distribution, transmission and generation infrastructures.

Service Charge – a charge for non-measured services provided (meter reading, billing, postage, etc.)

Area Lighting Charges

SA # : 3223910222

BILLING PERIOD 10/25/17 - 11/27/17 — **DAYS** 33

RATE SCHEDULE
Outdoor Area Lighting Service and OAL[i]

Type of Light	Number	Start Date	End Date
OAL DH Metal Halide 250W	1 lamp	10/26/17	11/27/17

OAL DH Metal Halide 250W	$18.25/lamp 1 lamp(s) x per month	18.25

Total Area Lighting Charges $ 18.25

Area Lighting Charges

SA # : 3223910312

BILLING PERIOD 10/25/17 - 11/27/17 — **DAYS** 33

RATE SCHEDULE
Outdoor Area Lighting Service and OAL[i]

Type of Light	Number	Start Date	End Date
OAL DH Metal Halide 1000W	3 lamps	10/26/17	11/27/17

OAL DH Metal Halide 1000W	$36.25/lamp 3 lamp(s) x per month	108.75

Total Area Lighting Charges $ 108.75

Area Lighting Charges

SA # : 3223910708

BILLING PERIOD 10/25/17 - 11/27/17 — **DAYS** 33

RATE SCHEDULE
Outdoor Area Lighting Service and OAL[i]

Type of Light	Number	Start Date	End Date
OAL DH Metal Halide 1000W	2 lamps	10/26/17	11/27/17

OAL DH Metal Halide 1000W	$36.25/lamp 2 lamp(s) x per month	72.50

Total Area Lighting Charges $ 72.50

Area Lighting Charges

SA # : 3223910840

BILLING PERIOD 10/25/17 - 11/27/17 — **DAYS** 33

RATE SCHEDULE
Outdoor Area Lighting Service and OAL[i]

Type of Light	Number	Start Date	End Date
OAL DH Metal Halide 400W	2 lamps	10/26/17	11/27/17

OAL DH Metal Halide 400W	$21.00/lamp 2 lamp(s) x per month	42.00

Total Area Lighting Charges $ 42.00



Los Angeles Department of Water & Power

www.ladwp.com

BILL DATE
Nov 27, 2017

ACCOUNT NUMBER
893 910 0000

DATE DUE
No Payment Due

AMOUNT DUE
$ 0.00

CUSTOMER SERVICE – 7:00 am - 6:00 pm
1-800-499-8840

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IN PERSON
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Account Summary

Previous Account Balance		$ 29,843.54
Payment Received 11/20/17	*Thank you*	-29,843.54
Total Amount Due		**$ 0.00**

Total New Charges $ 0.00

PLEASE KEEP THIS PORTION FOR YOUR RECORDS. IF PAYING IN PERSON, BRING ENTIRE BILL TO CUSTOMER SERVICE CENTER

Los Angeles Department of Water & Power

P.O. Box 30808 • Los Angeles, CA 90030-0808

THIS IS YOUR BILL

ELECTRONIC SERVICE REQUESTED

6048 1 AV 0.373 06048 / 0341
RANCHO COLD STORAGE INC
670 MESQUIT ST
LOS ANGELES CA 90021-1306

For paperless billing, go to www.ladwp.com/myaccount

ACCOUNT NUMBER
893 910 0000

NO PAYMENT DUE

No payment is due at this time.

8939100000000000000000000

Other Important Phone Numbers

HEARING OR SPEECH-IMPAIRED - TTY
1-800-HEAR-DWP(432-7397)

CITY OF LOS ANGELES UTILITY TAX
1-800-215-6277

Correspondence Addresses

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LOS ANGELES DEPT OF WATER & POWER
PO Box 515407
Los Angeles,CA 90051-6707

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/HERE TO PAY YOUR BILL

ll LADWP Customer Service Centers below are open Mon-Fri, except holidays, from 9:00 am to 5:00 pm. After hours payment epositories are located at all offices.

ISHOP
ain Office ..... 300 Mandich Street

ETROPOLITAN LOS ANGELES
ain Office ..... 111 N. Hope St.
oyle Heights ..... 919 S. Soto St., #10
entral ..... 4619 S. Central Ave.
enshaw-Baldwin Hills ..... 4030 Crenshaw Blvd.
ollywood ..... 6547-B Sunset Blvd.
(entrance on Schrader Blvd.)
ncoln Heights ..... 2417 Daly St.
uson-Vermont ..... 5928 S. Vermont Ave.
tts ..... 1686 E. 103rd St.

HARBOR AREA
San Pedro ..... 535 W. 9th St.
Wilmington ..... 931 N. Avalon Blvd.

SAN FERNANDO VALLEY
Canoga Park ..... 7229 Winnetka Ave.
Mission Hills ..... 11100 Sepulveda Blvd., #3
Van Nuys ..... 6550 Van Nuys Blvd.

WEST LOS ANGELES
West Los Angeles ..... 1394 S. Sepulveda Blvd.

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RANCHO COLD STORAGE, INC

670 MESQUIT STREET
LOS ANGELES, CA. 90021

Daily Truck Traffic

	Total	Bobtail	Semi	On-Site		Cars
Rancho Cold Storage Trucks						
Refrigerated Trucks	80	60.00	20	1		
Dry Trucks	5	3.00	2			20
Hidden Villa (All referated)	25	2.00	23	5		20
Integrated (All refrigerated)	25	5.00	20	0		12
Harvey's (All refrigerated)	10	5.00	5	0		4
	145.00	75.00	70.00			56.00

		Percentage
Refrigeration	Diesel power refrigeration	95
Units	Plug in	5

			Percentage
Routes	Jesse		80
	6th st		20
	left on Santa Fe		95
	Right on Santa Fe		5
	Trucks on Freeway		75
	Trucks on Street		25
	Trucks in So Cal		90
	Trucks leave So Cal		10

Other on site issues

Furance (40 ton) that runs 4 months per year

From: Frank Gallo <fhgrcs@aol.com>
Reply-To: Frank Gallo <fhgrcs@aol.com>
Date: Thursday, September 17, 2020 at 6:10 PM
To: Michael LoGrande <michael@vellagroup.com>
Subject: Re:

- Is the difference between bobtail and semi that the bobtails don't have a load? Can we assume that the bobtail trucks do not use TRU or not have TRU on?
- Bobtails are considered Class 6 & & and will have TRU. They are just smaller Trucks generally 18-26'
- How do the bobtails handle refrigeration if they don't have a load?
- Pending, if they are picking up, they will pre cool their trailers.
- How long do the trucks idle each day (hours per day)? How many hours are the TRUs on each day
- 6-10 hours per day
- Do the trucks come 5 days a week?
- Yes and probably 5-15% come 7 days a week as we have part of our facility open 7 days a week, and trucks do come on Sunday and stay overnight for Monday unload
- Are the cars in the last column all employee cars (light-duty) or do they somehow have TRUs?
- Employee Cars and a few Vans, no TRU's
- What is the column for on-site trucks? They seem to be included in the total, so wanting to make sure what those mean. Do they stay on-site all the time and never move or are never on?
- We have a few trailers, approx 3 that stay onsite at all times with TRU's. Otherwise those on site trucks are part of the in and outs
- For the trucks in So Cal and leaving So Cal, can you give an average for how much distance (in miles) the trucks are traveling for both categories?
- Very difficult as we have trucks going to the Midwest as well as the East Coast on a regular bases.

Sincerely,

Frank H. Gallo VP
Rancho Cold Storage Inc.
Tel: 213-624-8861
Fax: 213-622-8256

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