

Specific Plan 3.0 Buildout Project - Concurrent Grading Custom Report

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1. Basic Project Information

1.1. Basic Project Information

Data Field	Value
Project Name	Specific Plan 3.0 Buildout Project - Concurrent Grading
Construction Start Date	3/2/2026
Lead Agency	—
Land Use Scale	Project/site
Analysis Level for Defaults	County
Windspeed (m/s)	1.8
Precipitation (days)	6.2
Location	33.809014404295425, -118.04728838858763
County	Orange
City	Cypress
Air District	South Coast AQMD
Air Basin	South Coast
TAZ	6822
EDFZ	7
Electric Utility	Southern California Edison
Gas Utility	Southern California Gas
App Version	2022.1.1.35

1.2. Land Use Types

Land Use Subtype	Size	Unit	Lot Acreage	Building Area (sq ft)	Landscape Area (sq ft)	Special Landscape Area (sq ft)	Population	Description
Apartments Low Rise	713	Dwelling Unit	44	755,780	285,797	—	2,125	—

Apartments Mid Rise	460	Dwelling Unit	15	441,600	100,493	—	1,371	—
Single Family Housing	141	Dwelling Unit	19	274,950	1,651,513	—	420	—

1.3. User-Selected Emission Reduction Measures by Emissions Sector

No measures selected

2. Emissions Summary

2.1. Construction Emissions Compared Against Thresholds

Criteria Pollutants (lb/day for daily, ton/yr for annual) and GHGs (lb/day for daily, MT/yr for annual)

Un/Mit.	ROG	NOx	CO	SO2	PM10E	PM10D	PM10T	PM2.5E	PM2.5D	PM2.5T	BCO2	NBCO2	CO2T	CH4	N2O	CO2e
Daily, Summer (Max)	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Unmit.	1.5	55	39	0.09	1.4	6.6	7.5	1.3	1.8	3.1	—	11,551	11,551	0.63	0.99	11,817
Daily, Winter (Max)	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Unmit.	1.5	55	39	0.09	1.4	6.6	7.5	1.3	1.8	3.1	—	11,540	11,540	0.63	0.99	11,796
Average Daily (Max)	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Unmit.	0.72	25	18	0.05	0.69	3.5	4.1	0.63	0.93	1.6	—	6,121	6,121	0.36	0.53	6,291
Annual (Max)	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Unmit.	0.13	4.6	3.3	0.01	0.13	0.63	0.76	0.12	0.17	0.28	—	1,013	1,013	0.06	0.09	1,042

2.2. Construction Emissions by Year, Unmitigated

Criteria Pollutants (lb/day for daily, ton/yr for annual) and GHGs (lb/day for daily, MT/yr for annual)

Year	ROG	NOx	CO	SO2	PM10E	PM10D	PM10T	PM2.5E	PM2.5D	PM2.5T	BCO2	NBCO2	CO2T	CH4	N2O	CO2e
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Daily - Summer (Max)	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
2026	1.5	55	39	0.09	1.4	6.6	7.5	1.3	1.8	3.1	—	11,551	11,551	0.63	0.99	11,817
Daily - Winter (Max)	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
2026	1.5	55	39	0.09	1.4	6.6	7.5	1.3	1.8	3.1	—	11,540	11,540	0.63	0.99	11,796
2027	1.5	55	39	0.09	1.4	5.1	6.5	1.3	1.8	3.1	—	11,445	11,445	0.63	0.81	11,701
Average Daily	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
2026	0.72	25	18	0.05	0.69	3.5	4.1	0.63	0.93	1.6	—	6,121	6,121	0.36	0.53	6,291
2027	0.14	5.3	3.8	0.01	0.14	0.50	0.64	0.13	0.18	0.31	—	1,120	1,120	0.06	0.08	1,145
Annual	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
2026	0.13	4.6	3.3	0.01	0.13	0.63	0.76	0.12	0.17	0.28	—	1,013	1,013	0.06	0.09	1,042
2027	0.03	0.97	0.69	< 0.005	0.03	0.09	0.12	0.02	0.03	0.06	—	185	185	0.01	0.01	190

3. Construction Emissions Details

3.1. Demolition (2026) - Unmitigated

Criteria Pollutants (lb/day for daily, ton/yr for annual) and GHGs (lb/day for daily, MT/yr for annual)

Location	ROG	NOx	CO	SO2	PM10E	PM10D	PM10T	PM2.5E	PM2.5D	PM2.5T	BCO2	NBCO2	CO2T	CH4	N2O	CO2e
Onsite	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Daily, Summer (Max)	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Off-Road Equipment	0.73	20	17	0.02	0.75	—	0.75	0.70	—	0.70	—	2,430	2,430	0.10	0.02	2,438
Demolition	—	—	—	—	—	4.8	4.8	—	0.72	0.72	—	—	—	—	—	—
Onsite truck	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

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Daily, Winter (Max)	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Off-Road Equipment	0.73	20	17	0.02	0.75	—	0.75	0.70	—	0.70	—	2,430	2,430	0.10	0.02	2,438
Demolition	—	—	—	—	—	4.8	4.8	—	0.72	0.72	—	—	—	—	—	—
Onsite truck	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
Average Daily	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Off-Road Equipment	0.20	5.6	4.6	0.01	0.21	—	0.21	0.19	—	0.19	—	666	666	0.03	0.01	668
Demolition	—	—	—	—	—	1.3	1.3	—	0.20	0.20	—	—	—	—	—	—
Onsite truck	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
Annual	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Off-Road Equipment	0.04	1.0	0.84	< 0.005	0.04	—	0.04	0.04	—	0.04	—	110	110	< 0.005	< 0.005	111
Demolition	—	—	—	—	—	0.24	0.24	—	0.04	0.04	—	—	—	—	—	—
Onsite truck	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
Offsite	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Daily, Summer (Max)	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Worker	0.07	0.06	1.1	0.00	0.00	0.26	0.26	0.00	0.06	0.06	—	260	260	< 0.005	0.01	264
Vendor	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
Hauling	0.09	7.2	3.2	0.04	0.08	1.6	1.7	0.08	0.45	0.53	—	6,056	6,056	0.46	0.96	6,365
Daily, Winter (Max)	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—

Worker	0.07	0.07	0.91	0.00	0.00	0.26	0.26	0.00	0.06	0.06	—	248	248	< 0.005	0.01	251
Vendor	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
Hauling	0.09	7.5	3.2	0.04	0.08	1.6	1.7	0.08	0.45	0.53	—	6,058	6,058	0.46	0.96	6,355
Average Daily	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Worker	0.02	0.02	0.26	0.00	0.00	0.07	0.07	0.00	0.02	0.02	—	69	69	< 0.005	< 0.005	70
Vendor	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
Hauling	0.02	2.1	0.88	0.01	0.02	0.44	0.46	0.02	0.12	0.14	—	1,659	1,659	0.13	0.26	1,742
Annual	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Worker	< 0.005	< 0.005	0.05	0.00	0.00	0.01	0.01	0.00	< 0.005	< 0.005	—	11	11	< 0.005	< 0.005	12
Vendor	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
Hauling	< 0.005	0.38	0.16	< 0.005	< 0.005	0.08	0.08	< 0.005	0.02	0.03	—	275	275	0.02	0.04	288

3.3. Grading (2026) - Unmitigated

Criteria Pollutants (lb/day for daily, ton/yr for annual) and GHGs (lb/day for daily, MT/yr for annual)

Location	ROG	NOx	CO	SO2	PM10E	PM10D	PM10T	PM2.5E	PM2.5D	PM2.5T	BCO2	NBCO2	CO2T	CH4	N2O	CO2e
Onsite	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Daily, Summer (Max)	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Off-Road Equipment	1.3	49	35	0.06	1.4	—	1.4	1.2	—	1.2	—	6,599	6,599	0.27	0.05	6,621
Dust From Material Movement	—	—	—	—	—	3.6	3.6	—	1.4	1.4	—	—	—	—	—	—
Onsite truck	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
Daily, Winter (Max)	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—

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Off-Road Equipment	1.3	49	35	0.06	1.4	—	1.4	1.2	—	1.2	—	6,599	6,599	0.27	0.05	6,621
Dust From Material Movement	—	—	—	—	—	3.6	3.6	—	1.4	1.4	—	—	—	—	—	—
Onsite truck	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
Average Daily	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Off-Road Equipment	0.43	16	11	0.02	0.44	—	0.44	0.40	—	0.40	—	2,131	2,131	0.09	0.02	2,138
Dust From Material Movement	—	—	—	—	—	1.2	1.2	—	0.46	0.46	—	—	—	—	—	—
Onsite truck	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
Annual	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Off-Road Equipment	0.08	2.9	2.1	< 0.005	0.08	—	0.08	0.07	—	0.07	—	353	353	0.01	< 0.005	354
Dust From Material Movement	—	—	—	—	—	0.21	0.21	—	0.08	0.08	—	—	—	—	—	—
Onsite truck	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
Offsite	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Daily, Summer (Max)	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Worker	0.07	0.06	1.1	0.00	0.00	0.26	0.26	0.00	0.06	0.06	—	260	260	< 0.005	0.01	264
Vendor	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
Hauling	0.07	5.6	2.5	0.03	0.06	1.2	1.3	0.06	0.35	0.41	—	4,692	4,692	0.36	0.74	4,932

Daily, Winter (Max)	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Worker	0.07	0.07	0.91	0.00	0.00	0.26	0.26	0.00	0.06	0.06	—	248	248	< 0.005	0.01	251
Vendor	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
Hauling	0.07	5.8	2.5	0.03	0.06	1.2	1.3	0.06	0.35	0.41	—	4,694	4,694	0.35	0.74	4,924
Average Daily	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Worker	0.02	0.02	0.31	0.00	0.00	0.08	0.08	0.00	0.02	0.02	—	81	81	< 0.005	< 0.005	82
Vendor	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
Hauling	0.02	1.9	0.80	0.01	0.02	0.40	0.42	0.02	0.11	0.13	—	1,515	1,515	0.12	0.24	1,591
Annual	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Worker	< 0.005	< 0.005	0.06	0.00	0.00	0.02	0.02	0.00	< 0.005	< 0.005	—	13	13	< 0.005	< 0.005	14
Vendor	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
Hauling	< 0.005	0.35	0.15	< 0.005	< 0.005	0.07	0.08	< 0.005	0.02	0.02	—	251	251	0.02	0.04	263

3.5. Grading (2027) - Unmitigated

Criteria Pollutants (lb/day for daily, ton/yr for annual) and GHGs (lb/day for daily, MT/yr for annual)

Location	ROG	NOx	CO	SO2	PM10E	PM10D	PM10T	PM2.5E	PM2.5D	PM2.5T	BCO2	NBCO2	CO2T	CH4	N2O	CO2e
Onsite	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Daily, Summer (Max)	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Daily, Winter (Max)	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Off-Road Equipment	1.3	49	35	0.06	1.4	—	1.4	1.2	—	1.2	—	6,598	6,598	0.27	0.05	6,621
Dust From Material Movement	—	—	—	—	—	3.6	3.6	—	1.4	1.4	—	—	—	—	—	—

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Onsite truck	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
Average Daily	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Off-Road Equipment	0.13	4.8	3.5	0.01	0.13	—	0.13	0.12	—	0.12	—	646	646	0.03	0.01	648
Dust From Material Movement	—	—	—	—	—	0.35	0.35	—	0.14	0.14	—	—	—	—	—	—
Onsite truck	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
Annual	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Off-Road Equipment	0.02	0.87	0.63	< 0.005	0.02	—	0.02	0.02	—	0.02	—	107	107	< 0.005	< 0.005	107
Dust From Material Movement	—	—	—	—	—	0.06	0.06	—	0.03	0.03	—	—	—	—	—	—
Onsite truck	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
Offsite	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Daily, Summer (Max)	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Daily, Winter (Max)	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Worker	0.06	0.06	0.85	0.00	0.00	0.26	0.26	0.00	0.06	0.06	—	244	244	< 0.005	0.01	247
Vendor	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
Hauling	0.06	5.6	2.4	0.03	0.06	1.2	1.3	0.06	0.35	0.41	—	4,603	4,603	0.35	0.74	4,833
Average Daily	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Worker	0.01	0.01	0.09	0.00	0.00	0.03	0.03	0.00	0.01	0.01	—	24	24	< 0.005	< 0.005	24
Vendor	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

Hauling	0.01	0.56	0.24	< 0.005	0.01	0.12	0.13	0.01	0.03	0.04	—	450	450	0.03	0.07	473
Annual	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Worker	< 0.005	< 0.005	0.02	0.00	0.00	< 0.005	< 0.005	0.00	< 0.005	< 0.005	—	4.0	4.0	< 0.005	< 0.005	4.1
Vendor	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
Hauling	< 0.005	0.10	0.04	< 0.005	< 0.005	0.02	0.02	< 0.005	0.01	0.01	—	75	75	0.01	0.01	78

4. Operations Emissions Details

4.10. Soil Carbon Accumulation By Vegetation Type

4.10.1. Soil Carbon Accumulation By Vegetation Type - Unmitigated

Criteria Pollutants (lb/day for daily, ton/yr for annual) and GHGs (lb/day for daily, MT/yr for annual)

Vegetation	ROG	NOx	CO	SO2	PM10E	PM10D	PM10T	PM2.5E	PM2.5D	PM2.5T	BCO2	NBCO2	CO2T	CH4	N2O	CO2e
Daily, Summer (Max)	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Total	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Daily, Winter (Max)	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Total	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Annual	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Total	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—

4.10.2. Above and Belowground Carbon Accumulation by Land Use Type - Unmitigated

Criteria Pollutants (lb/day for daily, ton/yr for annual) and GHGs (lb/day for daily, MT/yr for annual)

Land Use	ROG	NOx	CO	SO2	PM10E	PM10D	PM10T	PM2.5E	PM2.5D	PM2.5T	BCO2	NBCO2	CO2T	CH4	N2O	CO2e
Daily, Summer (Max)	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—

Total	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Daily, Winter (Max)	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Total	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Annual	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Total	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—

4.10.3. Avoided and Sequestered Emissions by Species - Unmitigated

Criteria Pollutants (lb/day for daily, ton/yr for annual) and GHGs (lb/day for daily, MT/yr for annual)

Species	ROG	NOx	CO	SO2	PM10E	PM10D	PM10T	PM2.5E	PM2.5D	PM2.5T	BCO2	NBCO2	CO2T	CH4	N2O	CO2e
Daily, Summer (Max)	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Avoided	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Subtotal	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Sequestered	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Subtotal	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Removed	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Subtotal	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Daily, Winter (Max)	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Avoided	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Subtotal	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Sequestered	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Subtotal	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Removed	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—

Subtotal	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Annual	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Avoided	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Subtotal	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Sequestered	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Subtotal	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Removed	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Subtotal	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—

5. Activity Data

5.1. Construction Schedule

Phase Name	Phase Type	Start Date	End Date	Days Per Week	Work Days per Phase	Phase Description
Demolition	Demolition	3/2/2026	7/17/2026	5.0	100	—
Grading	Grading	7/20/2026	2/19/2027	5.0	155	—

5.2. Off-Road Equipment

5.2.1. Unmitigated

Phase Name	Equipment Type	Fuel Type	Engine Tier	Number per Day	Hours Per Day	Horsepower	Load Factor
Demolition	Rubber Tired Loaders	Diesel	Tier 2	2.0	8.0	150	0.36
Demolition	Excavators	Diesel	Tier 2	1.00	8.0	36	0.38
Demolition	Cranes	Diesel	Tier 2	1.00	1.00	367	0.29
Demolition	Tractors/Loaders/Back hoes	Diesel	Tier 2	4.0	8.0	84	0.37

Grading	Excavators	Diesel	Tier 2	2.0	8.0	36	0.38
Grading	Graders	Diesel	Tier 2	1.00	8.0	148	0.41
Grading	Rubber Tired Dozers	Diesel	Tier 2	1.00	8.0	367	0.40
Grading	Scrapers	Diesel	Tier 2	2.0	8.0	423	0.48
Grading	Tractors/Loaders/Back hoes	Diesel	Tier 2	2.0	8.0	84	0.37

5.3. Construction Vehicles

5.3.1. Unmitigated

Phase Name	Trip Type	One-Way Trips per Day	Miles per Trip	Vehicle Mix
Demolition	Worker	20	19	LDA,LDT1,LDT2
Demolition	Vendor	—	10	HHDT,MHDT
Demolition	Hauling	88	20	HHDT
Demolition	Onsite truck	—	—	HHDT
Grading	Worker	20	19	LDA,LDT1,LDT2
Grading	Vendor	—	10	HHDT,MHDT
Grading	Hauling	68	20	HHDT
Grading	Onsite truck	—	—	HHDT

5.4. Vehicles

5.4.1. Construction Vehicle Control Strategies

Control Strategies Applied	PM10 Reduction	PM2.5 Reduction
Water unpaved roads twice daily	55%	55%
Limit vehicle speeds on unpaved roads to 25 mph	44%	44%
Sweep paved roads once per month	9%	9%

5.5. Architectural Coatings

5.6. Dust Mitigation

5.6.1. Construction Earthmoving Activities

Phase Name	Material Imported (Cubic Yards)	Material Exported (Cubic Yards)	Acres Graded (acres)	Material Demolished (Building Square Footage)	Acres Paved (acres)
Demolition	0.00	0.00	0.00	768,360	0.00
Grading	84,900	—	465	0.00	0.00

5.6.2. Construction Earthmoving Control Strategies

Control Strategies Applied	Frequency (per day)	PM10 Reduction	PM2.5 Reduction
Water Exposed Area	2	61%	61%
Water Demolished Area	2	36%	36%

5.7. Construction Paving

5.8. Construction Electricity Consumption and Emissions Factors

kWh per Year and Emission Factor (lb/MWh)

Year	kWh per Year	CO2	CH4	N2O
2026	0.00	532	0.03	< 0.005
2027	0.00	532	0.03	< 0.005

5.18. Vegetation

5.18.1. Land Use Change

5.18.1.1. Unmitigated

Vegetation Land Use Type	Vegetation Soil Type	Initial Acres	Final Acres
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5.18.1. Biomass Cover Type

5.18.1.1. Unmitigated

Biomass Cover Type	Initial Acres	Final Acres
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5.18.2. Sequestration

5.18.2.1. Unmitigated

Tree Type	Number	Electricity Saved (kWh/year)	Natural Gas Saved (btu/year)
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8. User Changes to Default Data

8.1. Justifications

Screen	Justification
Land Use	This scenario assumes that demolition and grading activities would occur concurrently on five lots—Lots 2, 4, 7, 12, and 13.
Construction: Construction Phases	This analysis analyzes the simultaneous construction of five projects in multiple land use districts. This reflects that the most substantial construction impacts occur during the grading phase. This analysis assumes that grading activities would overlap. Assuming default durations.
Construction: Off-Road Equipment	Assuming default equipment list, except for the demolition phase, which was provided by the project applicant. Also assuming the use of Tier 2 construction equipment.