



San Diego County Air Pollution Control District

**Warehouse Working Group (WWG) Meeting
May 6**



2024







Meeting Announcements

- Participants muted
- Save questions and comments until end of each section



Overview

- Attendance & Introductions (5 min)
- March Meeting Summary (5 min)
- IEA Warehouse Analysis/Presentation Study (40 min) 
- APCD truck trip rate analysis (30 min) 
- Working definition of warehouse (20 min) 
- APCD Planning & Policy Update (10 min) 
- Non-agenda / Participant Comments (5 min)
- Action Items / Next Meeting (5 min)



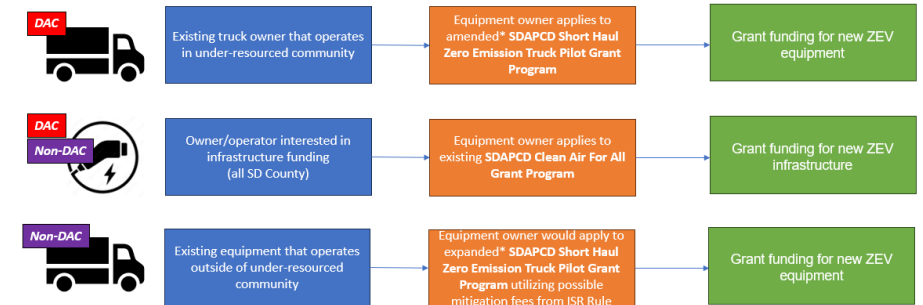
Attendance and Introductions



WWG Timeline Recap

- 3/4/24
 - Prioritization of disadvantaged communities
 - SCAQMD WAIRE Implementation Options
 - Proposed Incentive Option & Discussion
 - Comments:
 - Prioritize warehouses near sensitive receptors
 - No ZE infrastructure in Mexico
 - SCAQMD mitigation fees and projects funded
 - District survey of warehouse owners/operators

Proposed Incentive Approach

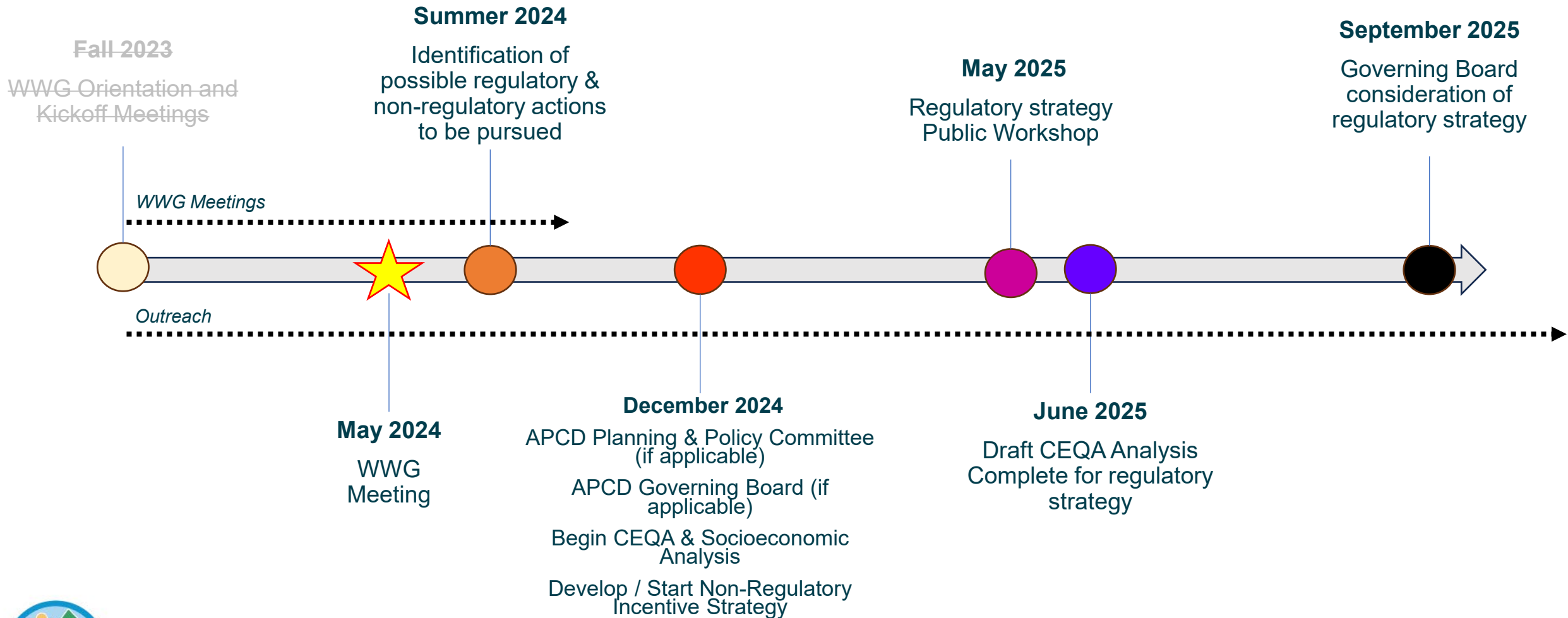


San Diego County Air Pollution Control District

*Amendment to program requires AB 617 Community Steering Committee and CARB approvals



ISR Timeline Recap



IEA Warehouse Analysis/Presentation



Question or Comments

- ‘Raise hand’ feature or dial *9
- ‘Chat’ feature
- Questions:
 - What aspects of the analysis do you agree with, and find interesting?
 - Are there any aspects you feel require more analysis, or disagree with?



Truck Trip Rate Analysis

- Board direction (June 2023)
 - Prioritize under-resourced communities
 - Consider smaller warehouses (<100k sq ft)
- Goal of truck trip rate analysis
 - Address Board's direction
 - Obtain San Diego specific truck trip data
 - Estimate truck trip rates
 - Rates used to estimate baseline emissions
 - Emission reductions from proposed strategies



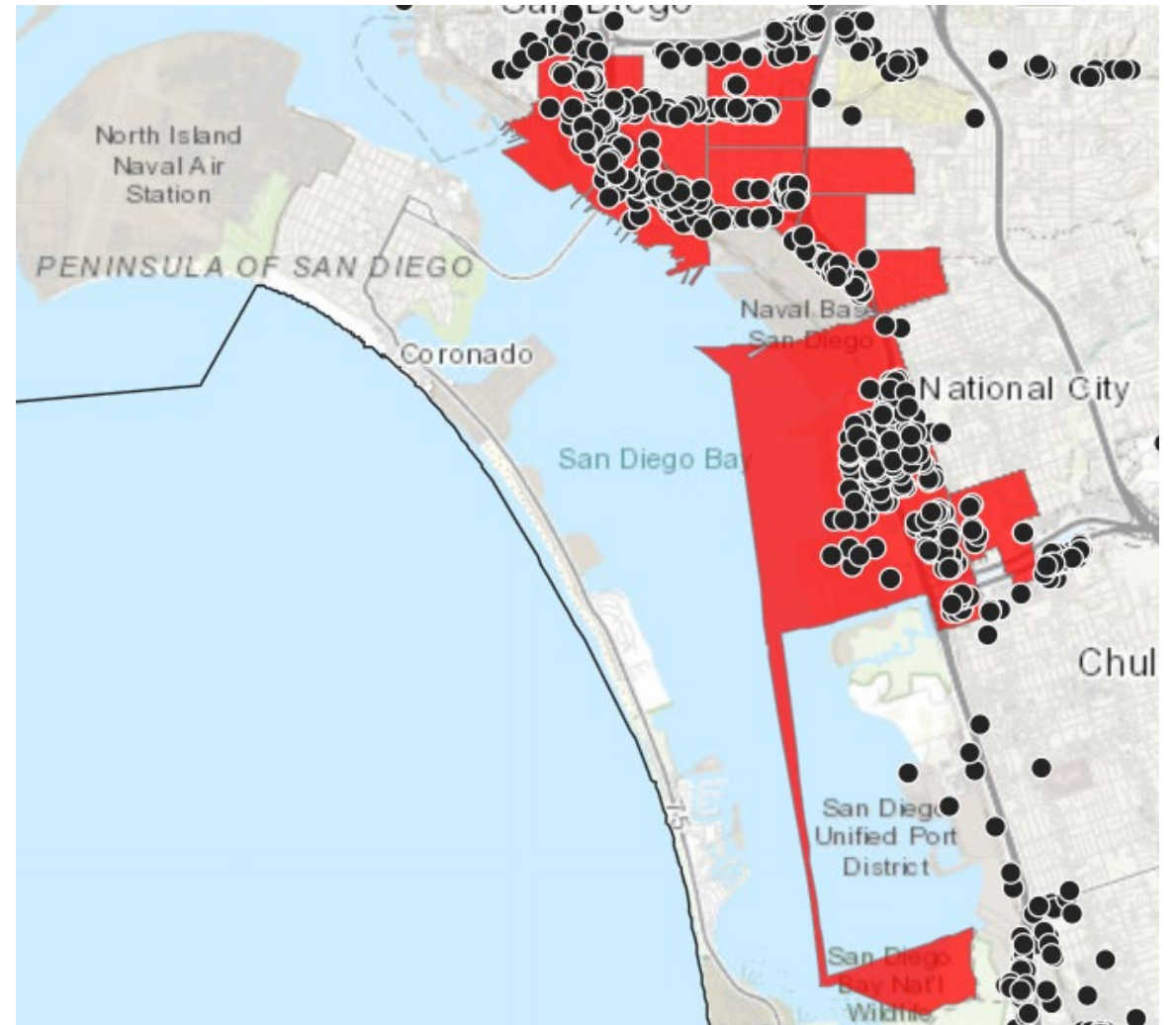
Truck Trip Rate Analysis (cont.)

- Warehouse inventory (CoStar)
- SANDAG Transportation Modeling Data
 - 2016 base year
 - 2019 Federal Regional Transportation Plan
 - Heavy-duty truck volumes along freeways and street segments
- GIS Map
 - Include CoStar and SANDAG data
 - Warehouse clusters throughout region
 - Identify street segments near warehouses
 - Estimate truck trip rates



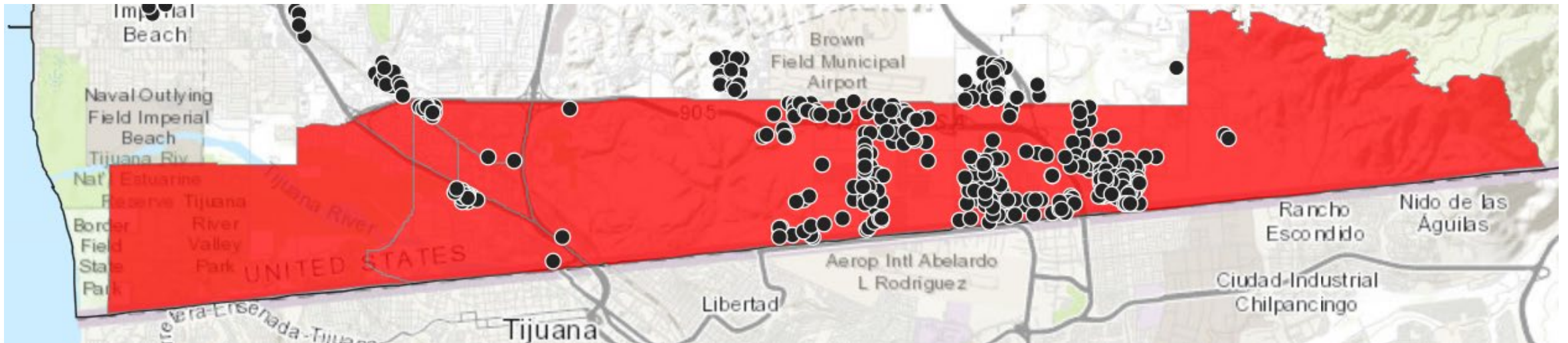
Warehouses in Portside

- 442 total warehouses
- $\geq 100,000$ sq ft = 5 warehouses
- $\geq 50,000$ to $< 100,000$ sq ft = 24 warehouses
- $< 50,000$ sq ft = 413 warehouses

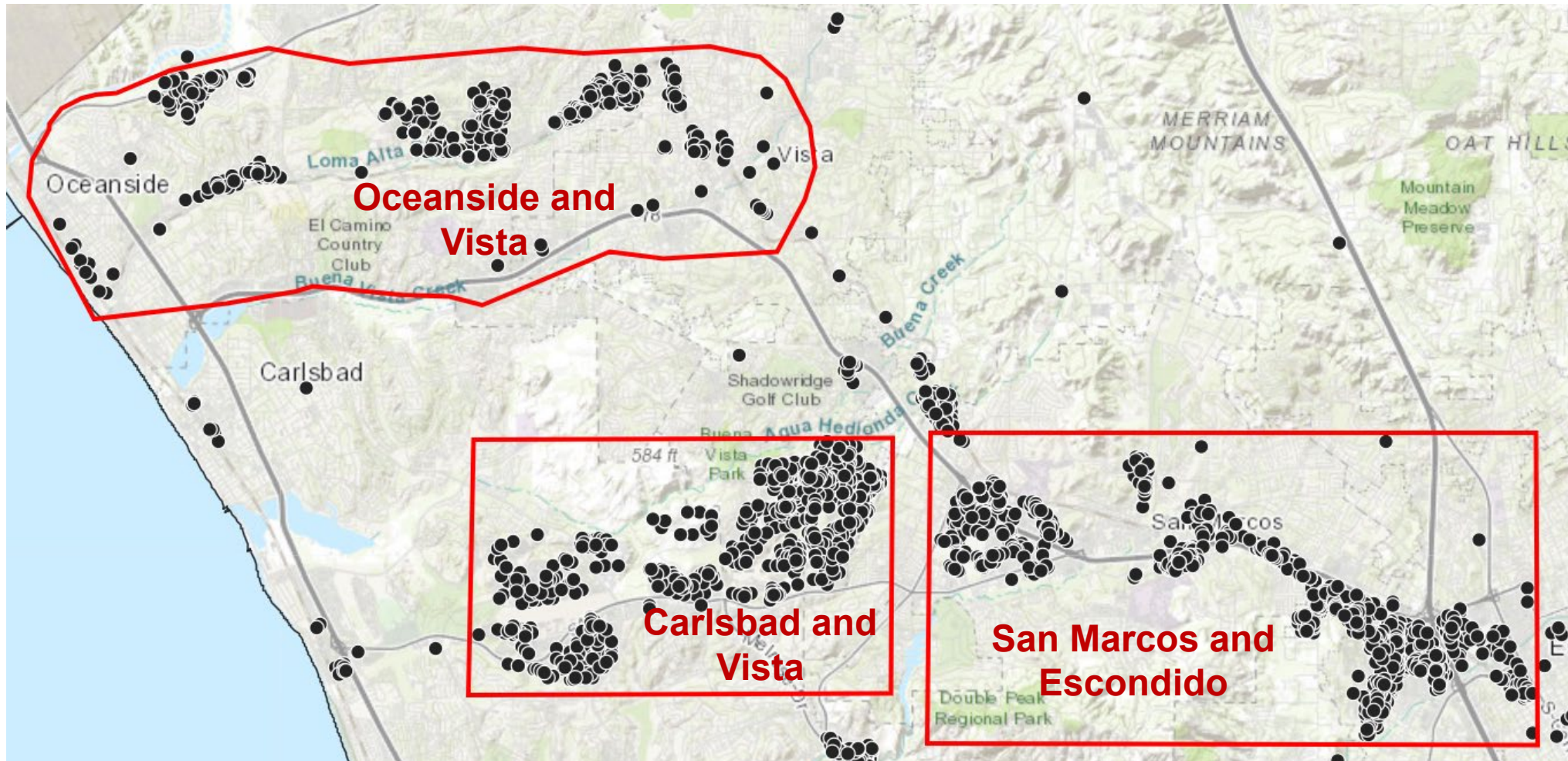


Warehouses in International Border

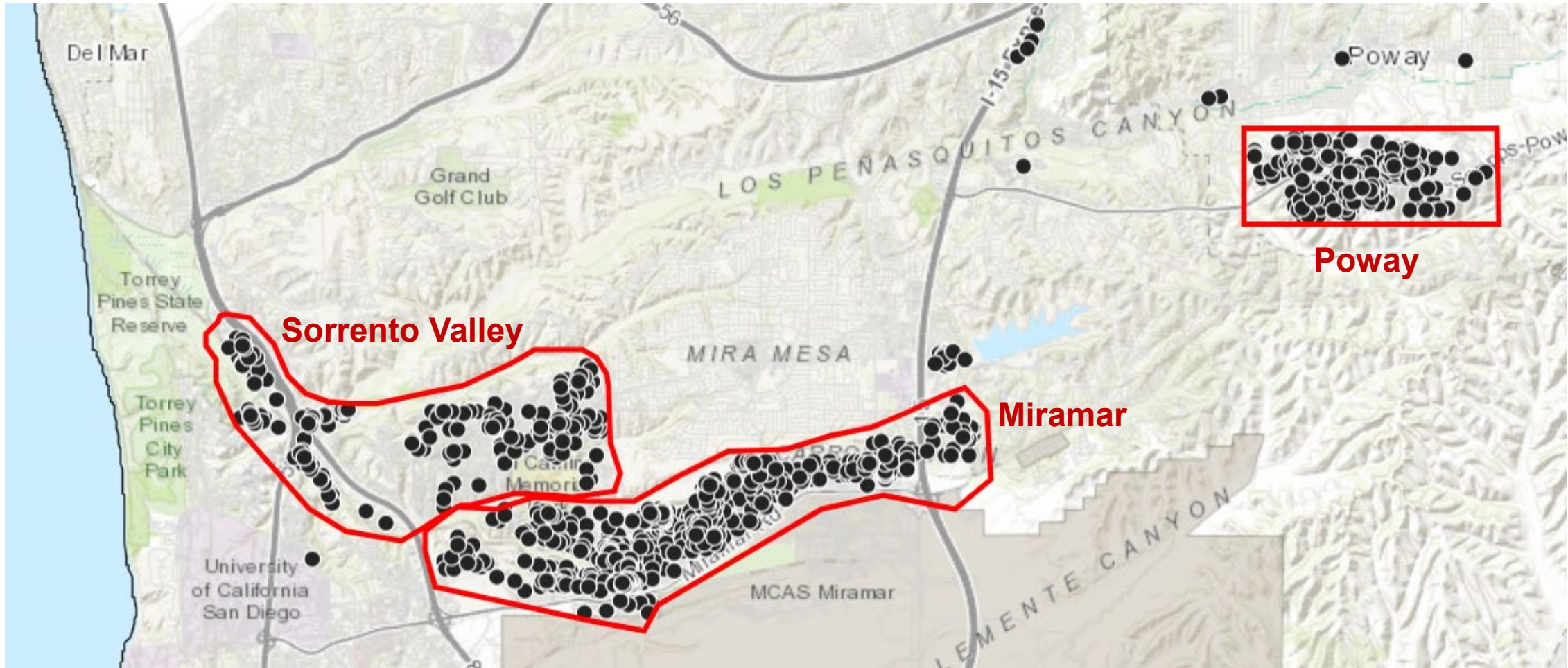
- 302 total warehouses
- $\geq 100,000$ sq ft = 46 warehouses
- $\geq 50,000$ to $< 100,000$ sq ft = 56 warehouses
- $< 50,000$ sq ft = 200 warehouses



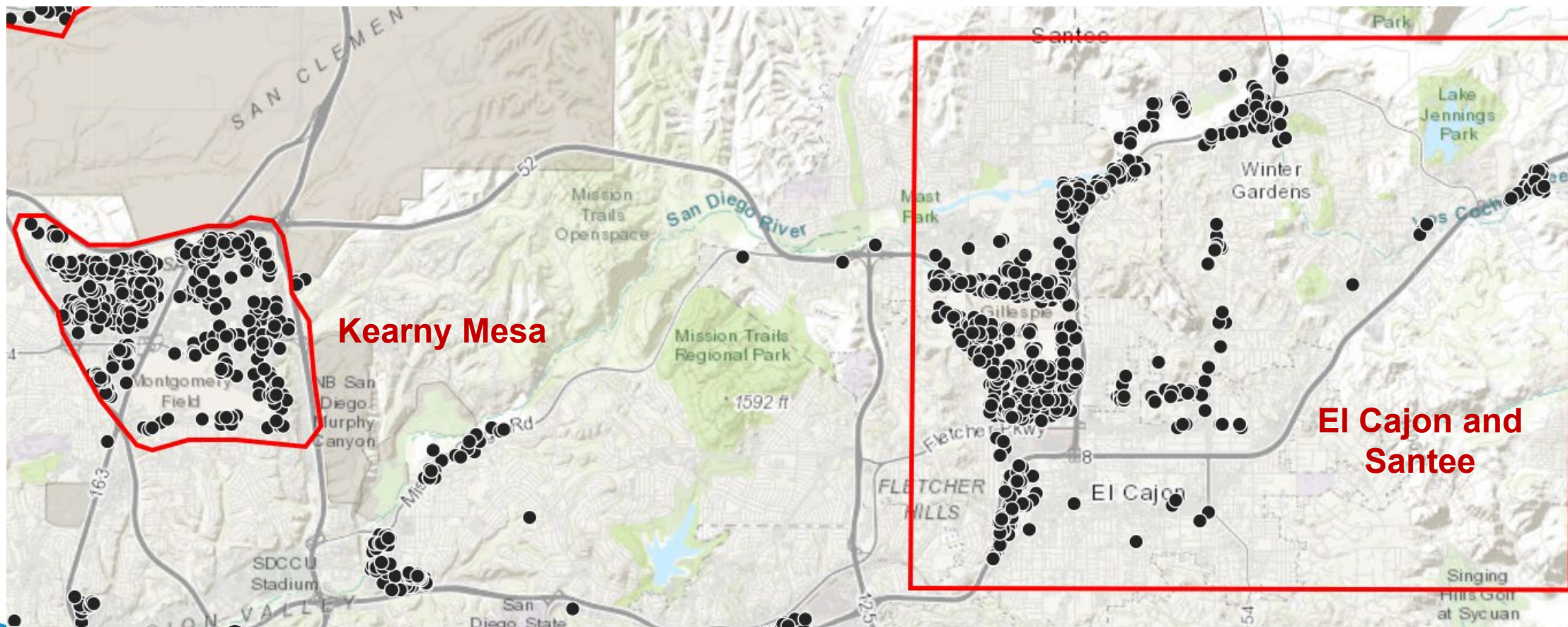
Warehouse Clusters



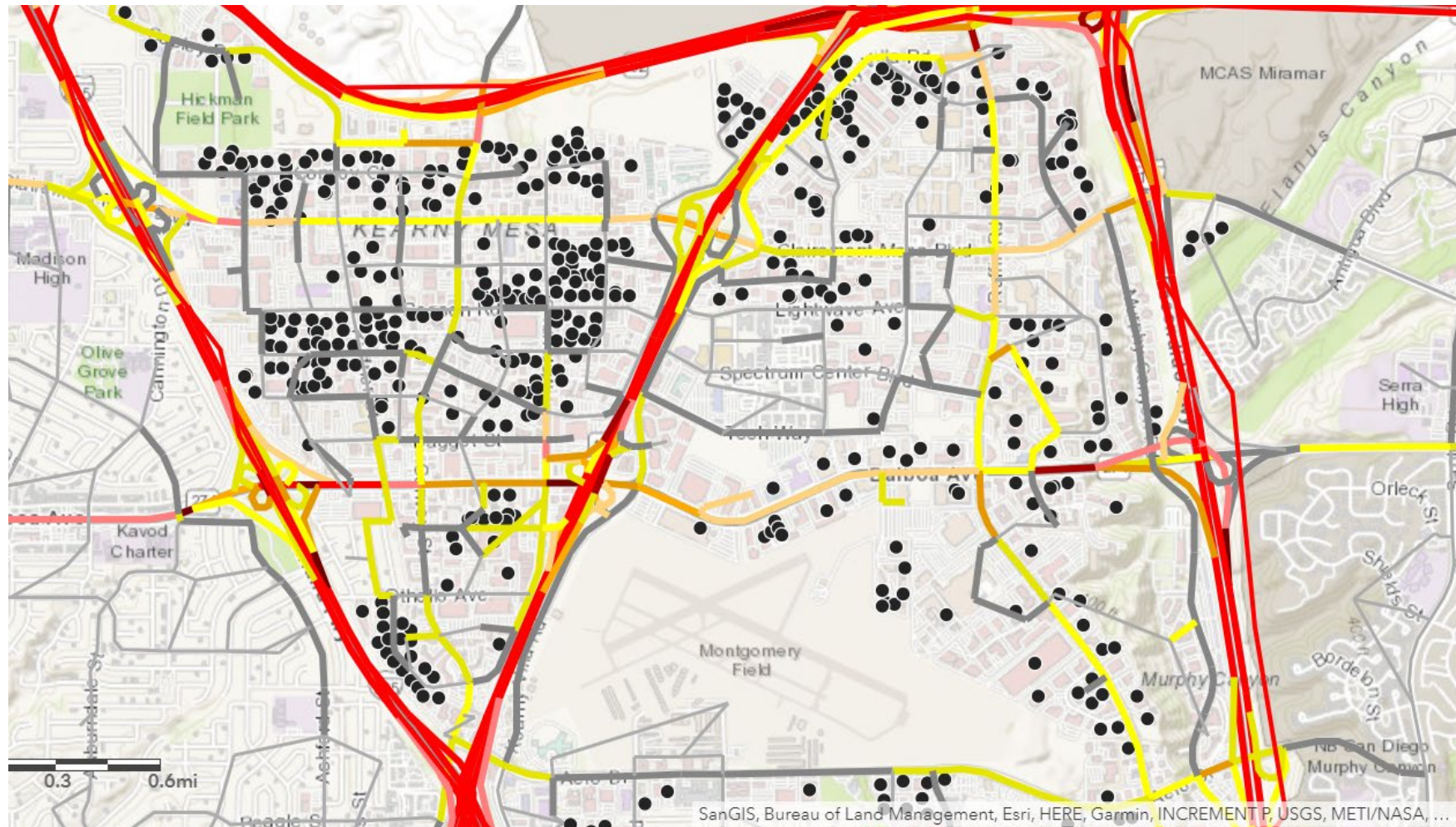
Warehouse Clusters (cont.)



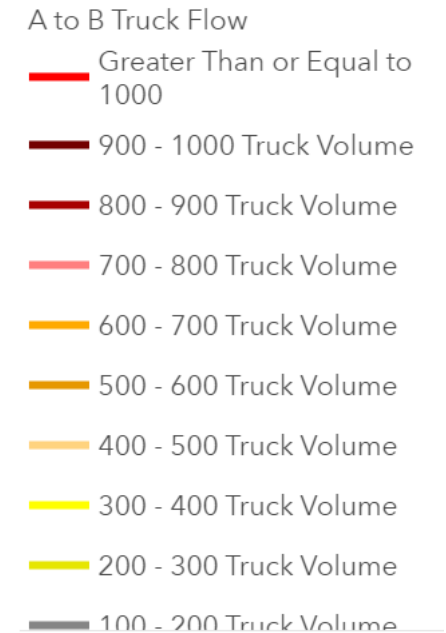
Warehouse Clusters (cont.)



SANDAG Truck Volumes



SANDAG 2016 Base Year Truck Volume (A to B Truck Flow)



Comparison with Warehouse ISR Study

- IEA Warehouse Analysis/Presentation
 - Annual average daily truck counts (Caltrans) – 2016/2021/2022
 - Major freeway junctions
 - ~305 warehouses identified (Google Earth)
 - Correlation between truck traffic/DPM levels with warehouse spaces
- APCD truck trip rate analysis
 - SANDAG modeled data – 2016
 - Street segments
 - ~6,700 warehouse inventory (CoStar)
 - Truck trip rates at warehouses



Question or Comments

- ‘Raise hand’ feature or dial *9
- ‘Chat’ feature
- Question:
 - What are you hoping to see out of APCD’s truck trip rate analysis?
 - Are there aspects that you think should be factored in or out?



Working Definition of Warehouse

- WWG Meeting 12/4/23
 - Presented 6 definitions of “WAREHOUSE”
- **Proposed Working Definition:**
 - “WAREHOUSE means a building that stores cargo, goods, or products on a short- or long-term basis, for later distribution to businesses and/or retail customers:
- **Proposed Working Definition will NOT include:**
 - Grocery stores
 - Other retail stores
 - Drop yards
- Includes Warehouses on Port Tideland property
- “Low-use” facilities



Other Working Definitions

- **WAREHOUSE SIZE** means the indoor floor space, measured in square feet, of an individual warehouse building that may be used for warehousing activities.
- **WAREHOUSING ACTIVITIES** means operations at a warehouse related to the storage and distribution of goods, including the storage, labelling, sorting, consolidation and deconsolidation of products.

Do not include:

- Supporting office administration,
- Maintenance,
- Manufacturing areas, or
- Retail sales areas open to the general public.
- Within the same warehouse building, and physically separate from the warehouse area.



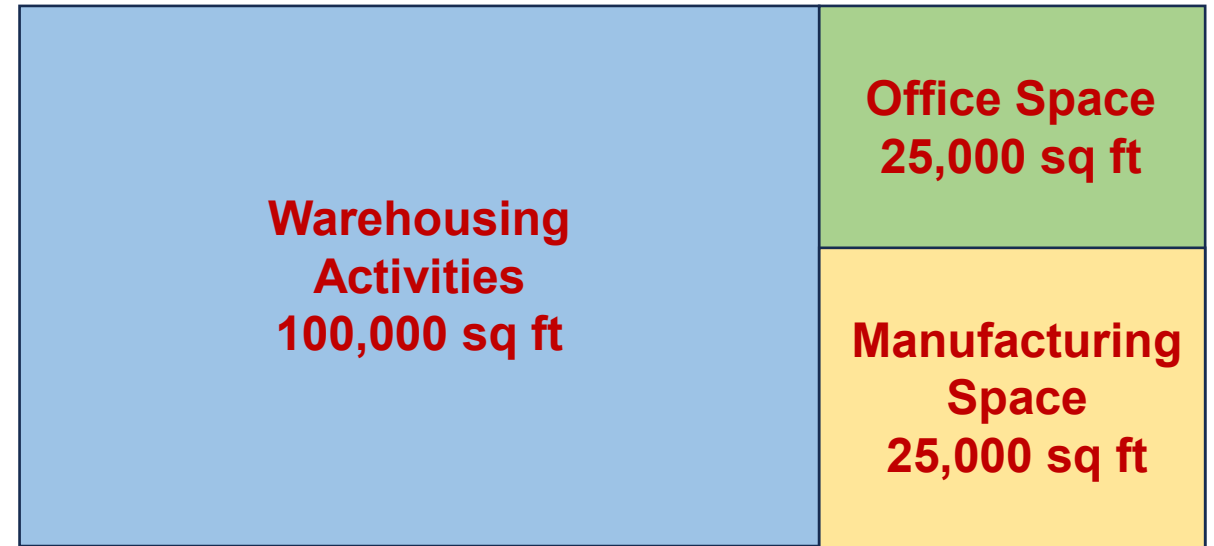
Warehouse Size Example

- Applicability: 100,000 sq ft or more indoor floor area
- Warehouse Building: 100,000 sq ft
- Office space: 50,000 sq ft
- Warehousing activities: 50,000 sq ft
- This is NOT a subject source.



Warehouse Size Example

- Applicability: 100,000 sq ft or more indoor floor area
- Warehouse Building: 150,000 sq ft
- Office space: 25,000 sq ft
- Manufacturing space: 25,000 sq ft
- Warehousing activities: 100,000 sq ft
- This is a subject source.



Question or Comments

- ‘Raise hand’ feature or dial *9
- ‘Chat’ feature
- Question:
 - Does this definition clarify what activities APCD is thinking about when it comes to indirect sources of emissions from warehouses?
 - What aspects would you want further clarified, specified, or included? What other exemptions would you want considered (if any)?



APCD Planning & Policy Committee

- April 25, 2024 Committee feedback:
 - Truck activity around warehouses impacting under-resourced communities
 - Facilities should have ability to monitor trucks visiting their site
 - Consider transportation demand management strategies to reduce truck activity
 - Ensure customized non-menu option is available for facilities in potential reg option
 - Truck activity tracking and reporting is important
 - Consider secondary “costs” and co-benefits (i.e., health costs of inaction, reduced health care costs from accidents/injuries of less truck activity, less road maintenance)
 - Strategies should overlap with MCAS/CERP goals and timelines in Portside and Border regions.
 - Investigate limits of legal authority established by SCAQMD Rule 2305
 - Prepare possible risk analysis outlining risks vs. costs of regulatory pathways (if pursued)



Question or Comments

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- 'Chat' feature



Non-Agenda & Participant Comments

- 'Raise hand' feature or dial *9
- 'Chat' feature



Next Meeting

- Monday, June 3, 2024, 3:00 p.m. to 5:00 p.m.
 - Topics to be determined



Staff Contacts

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