

**Appendix A: Language Edits to Table 5 and Table 6**

**Table 5. Summary of Potential Practices to Minimize Community Health Impacts from Freight Facilities**

Practice	Local Governments and Air Districts	Warehouse Developers, Owners, or Operators	Public
BROAD-BASED			
Local Freight Committee	<p>Convene a local freight committee comprised of community members, <i>air quality representatives, public health experts,</i> and freight representatives to solicit input on land use policies that provide a framework for assessing air quality impacts and addressing community exposure from freight facility projects.</p>	<p>Facility or industry representatives participate on a local freight committee to incorporate community suggestions, gather or provide information, and consider feedback to inform the siting and design of freight facility projects before submitting permit applications.</p>	<p>Form or participate in a freight committee, to help organize and advocate for changes to planning processes and permitting of freight facility projects. <i>Members from the public can include, but is not limited to residents of the area, public health and air quality experts, and community-based organizations working in and with residents from the area.</i></p>

<p>Economic Development Coalition</p>	<p>Establish a coalition of community members, <i>community-based organizations working with members from the area</i>, industry stakeholders, and local economic development entities to identify approaches to providing economic and public health benefits to communities near freight facilities. <i>Benefits that are discussed should include, but are not limited to local hire policies, workforce training programs, and living wage jobs.</i></p>	<p>Facility or industry representatives participate in the coalition to provide operations information and inform cost effectiveness discussions supporting an efficient and strategic deployment of cleaner freight vehicles and equipment.</p>	<p>Building off existing community air protection efforts, participate in the coalition and identify community-specific priorities that determine the balance of economic and public health considerations. <i>Organizations working with community members are also eligible to serve on the coalition.</i></p>
<p><i>Interagency and Intra-Agency Coordination</i></p>	<p><i>Agencies across local jurisdictions and departments within agencies often do not communicate to the extent needed. A coordinating committee of necessary agencies and departments should be established to support and ensure alignment of all of these efforts. Agencies may include cities, counties, association of governments, council of</i></p>	<p><i>Participate in processes to establish or administer development programs in support of activities that reduce community air pollutant exposure.</i></p>	<p><i>Participate in processes to establish or administer development programs in support of activities that reduce community air pollutant exposure.</i></p>

	<i>governments, planning departments, public utility departments, elected officials and so on.</i>		
<i>Good Neighbor Policy</i>			

Practice	Local Governments and Air Districts	Warehouse Developers, Owners, or Operators	Public
Land Use Policies	Develop <i>equitable</i> land use policies for addressing and minimizing community exposure to air pollution from increased development of freight- related projects when updating land use planning documents. <i>These policies and any land use decisions will be developed through an inclusive community-driven process.</i>	Design freight facility projects that are consistent with land use policies intended for addressing community exposure prior to submitting permit applications. <i>Developers are strongly encouraged to engage the surrounding community in the design process.</i>	Participate in local processes to update land use documents by advocating and proposing land use policies.
<i>Equitable Land Use Patterns</i>	<i>As land use maps are changed through updates to the General Plan, Zoning Code, Specific Plans, and Community Plans, jurisdictions will implement a meaningful public process to equitably distribute negatively impacting uses across their boundaries. Jurisdictions must demonstrate a good faith effort to avoid concentrating these uses in already overburdened areas.</i>	<i>Participate in local processes to update land use documents.</i>	<i>Participate in local processes to update land use documents by advocating and proposing equitable land use policies.</i>

<p>Local Ordinances</p>	<p>Update ordinances (i.e., site design standards and operational standards in zoning ordinances) and associated permitting conditions consistent with updated ordinance standards that require freight projects to achieve zero-emission operations. <i>This shall be done in an inclusive and meaningful public process.</i></p>	<p>Integrate zero-emission technologies to the maximum extent feasible and incorporate project design features that minimize community exposure prior to submitting permit applications.</p>	<p>Engage local agencies during the development of ordinances and permitting conditions.</p>
<p><i>Environmental Stewardship Policies</i></p>	<p><i>Develop local policies and goals that will put us on track of reaching state goals and overall be stewards to the environment. This should include, but is not limited to developing environmentally conscious design standards, creating policies to achieve carbon neutrality or zero-emission, using truly renewable energy, and so on. The goals and policies should be developed through a public process.</i></p>	<p><i>Engage with local agencies to develop and support these goals and policies. Identify and implement what can be done through your own facility.</i></p>	<p><i>Engage local agencies during the development of these goals and policies.</i></p>

Practice	Local Governments and Air Districts	Warehouse Developers, Owners, or Operators	Public
Rezone and Remove Nonconforming Uses	Update or adopt an ordinance to phase out freight facilities or operations in close proximity to sensitive receptors when updating the General Plan and zoning code. <i>Create a meaningful and inclusive public process led by impacted communities.</i>	Phase out freight facility operations adjacent to sensitive receptors or phase out older equipment and, <i>where possible (delete)</i> , avoid siting new and expanding freight facilities in proximity to sensitive receptors.	Advocate and support local officials in adopting or updating ordinances that restrict or phase out freight operations in areas of the community impacted by existing freight facilities.
Improvement and Financing Districts	Create improvement and/or financing districts to generate revenue for infrastructure that supports zero-emission technologies at freight facilities.	Collaborate with local agencies to identify financing needs for supporting needed infrastructure improvements at freight facilities; commit to investments that achieve zero-emission operations.	Participate in processes to form financing districts that link investments in fully zero-emission operations with benefits to the community.

Practice	Local Governments and Air Districts	Warehouse Developers, Owners, or Operators	Public
Development Programs and Agreements	Require freight facilities to establish or contribute towards publically administered Development Programs that help fund projects for reducing community exposure to air pollution from freight. <i>This process shall be done through a public inclusive process.</i>	<del>Work</del> <i>Negotiate</i> with local agencies and community organizations to establish or contribute towards publically administered development programs that reduce community exposure to air pollution.	Participate in processes to establish or administer development programs in support of activities that fund appropriate projects that reduce community air pollutant exposure.
Cumulative Analysis Criteria	Establish screening criteria to evaluate a freight facility's contribution to a cumulatively considerable air quality impact including but not limited to identifying impacted areas, adopting local thresholds of significance, and developing standardized modeling parameters.	Consider a freight facility's surrounding air quality conditions to inform siting decisions and implementing all feasible practices for reducing air pollution and community exposure before submitting permit applications.	Advocate for planning agencies to collaborate with air districts when developing cumulative thresholds, impact significance criteria, and mitigation to address cumulative impacts from freight facilities.

Practice	Local Governments and Air Districts	Warehouse Developers, Owners, or Operators	Public
<b>PRIORITY PROJECT-SPECIFIC</b>			
Health Protective Siting	Zone freight activities with consideration of avoiding health impacts to sensitive receptors when updating the General Plan, <del>and</del> zoning code, <i>or developing Community and Specific Plans. This should be done through a communal process.</i>	Prioritize development at properties with adequate distances from sensitive receptors and design projects to minimize community exposure. <i>Facilities are encouraged to work with community groups and residents from the area like a community charrette process.</i>	Inform zoning and permitting decisions to ensure adequate distances are provided for protecting nearby sensitive receptors.
Zero-Emission Technology	Adopt or update site design and operational standards, consistent with updated standards and associated conditions of approval, that require freight facility projects to operate fully with zero- emissions everywhere feasible, and near-zero emission equipment powered by <i>unequivocally</i> renewable energy everywhere else.	Commit to fully operate with zero-emissions and invest in infrastructure to support zero-emission equipment everywhere feasible, and near-zero emission equipment powered by renewable energy everywhere else, when designing or updating a freight facility.	Inform local processes to develop conditions of approval, monitor implementation and report any ongoing concerns.



Practice	Local Governments and Air Districts	Warehouse Developers, Owners, or Operators	Public
Zero-Emission Infrastructure	<p>Adopt or update site design and operational standards, consistent with updated ordinance standards, and associated conditions of approval to require infrastructure for freight projects that support full zero-emission operation at the facility.</p> <p><i>Actively seek and apply to grants that will support this technology and stay updated on the latest technology.</i></p>	<p>Commit to investments in zero-emission technologies and infrastructure for all facility operations and service providers, and coordinate with utility companies to provide zero-emission infrastructure when developing site design.</p> <p><i>Work with local agencies and other entities to support transition and seek funding opportunities for zero-emission technology</i></p>	<p>Advocate for land use decisions that help expedite the development of the zero-emission charging/furling infrastructure in California.</p>
Clean Heavy-Duty Truck Parking	<p>Establish a heavy-duty truck parking program that provides clean, safe, and affordable truck parking with support for zero-emission technologies.</p>	<p>Reserve land for clean heavy-duty truck parking and install zero-emission infrastructure to eliminate truck and TRU emissions while parked.</p>	<p>Inform land use decisions to identify heavy-duty truck parking, monitor implementation and report any ongoing concerns.</p>

Truck Routing	Designate all truck routes, within community input, that service freight facilities to avoid sensitive receptors when updating land use planning documents and permitting conditions.	Inform local agencies and community members to design truck routes to serve freight facility needs and minimize exposure to air pollution.	Inform land use decisions to designate truck routes, and monitor implementation and report any ongoing concerns.
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Practice	Local Governments and Air Districts	Warehouse Developers, Owners, or Operators	Public
Residential Project Design	Update or adopt ordinances that require site design and operational standards and associated conditions of approval for buildings with sensitive receptors located downwind of freight facilities to require practices that reduce sensitive receptors' exposure to the freight facility's emissions when permitting new development.	Coordinate with local agencies to identify financial tools that accelerate or support investments in zero-emission technology <i>and other technology that improves other pollution from odor, noise, and light.</i>	Support land use decisions that ensure local agencies consider all applicable practices and permitting conditions that will result in reductions in exposure.
Freight Facility <i>Construction and</i> Design	Update or adopt ordinances that require <i>construction</i> , site design, and operational standards and associated conditions of approval that require <i>construction and</i> site design features for reducing air pollution and minimizing community exposure <i>during development review-delete.</i>	Design freight facility access points and operational activities to minimize community exposure prior to submitting permit applications.	Support land use decision processes that ensure local agencies consider all applicable practices and permitting conditions that will support reductions in exposure to local communities.

Practice	Local Governments and Air Districts	Warehouse Developers, Owners, or Operators	Public
<p>ADDITIONAL PRACTICES AND MITIGATION</p>			
<p>Vegetation and Other Barriers</p>	<p>Establish a program that requires freight facility owners to maintain vegetated walls or other appropriate barriers that separate facility operations from sensitive receptors when permitting freight facilities <i>and reduces pollution impacts. Engage impacted communities in the design process</i></p>	<p>Dedicate land and resources to construct and maintain vegetated barriers or other appropriate tools to cut exposure when designing freight facilities. <i>Develop project-specific design through community meetings.</i></p>	<p>Support <i>and engage in</i> land use decisions that ensure local agencies require freight facilities to construct and maintain vegetated walls or other barriers, where appropriate.</p>
<p>Air Filtration Devices</p>	<p>Partner with <i>impacted communities</i>, regional planning agencies and air districts to develop a program <i>and funding</i> for installing and maintaining high-efficiency air filtration devices in existing and new sensitive receptors in proximity to freight facilities.</p>	<p>Support programs to install and maintain high efficiency air filters in existing buildings with sensitive receptors in proximity of freight facilities.</p>	<p>Collaborate with residential property owners and management organizations to promote the deployment, maintenance, and repair of air filtration systems through covenants, conditions, and restrictions.</p>

Practice	Local Governments and Air Districts	Warehouse Developers, Owners, or Operators	Public
Implement Required Clean Technology Early	Collaborate with CARB or the local air district on local actions to accelerate implementation of cleaner technologies required by State or district regulation at new freight facilities.	Commit to fund and develop a schedule for early compliance with CARB or district regulations.	Monitor implementation of clean technology programs and report any ongoing concerns.
Rate Structures	Adopt or update conditions of approval that require a rate structure that incentivizes freight facilities to contract with trucking, rail, and marine companies that utilize the lowest emitting transport technologies.	Implement a rate structure and charge more for access by higher emitting trucks, locomotives, or other equipment, and include a fee rate for zero-emission technologies.	Support the development and adoption of rate structures that support the accelerated deployment of zero-emission equipment.
Community Benefit Agreements	Support or administer community benefit agreements to address air quality impacts from freight facility projects, <del>and</del> community exposure to air pollution, <i>and other impacts resulting from freight facilities.</i>	Establish or support community benefit agreements to implement practices that provide air pollutant reductions at facilities and provide local benefits to impacted communities.	Negotiate with local agencies and developers to establish and implement community benefit agreements that address community air pollutant exposure from freight activities; monitor implementation and report any ongoing concerns.

Practice	Local Governments and Air Districts	Warehouse Developers, Owners, or Operators	Public
Lease Agreements	Adopt or update conditions of approval for permitting that require freight facilities to use the cleanest commercially available technologies.	Include contractual language in lease agreements that requires zero-emission technologies everywhere feasible, and near-zero emission equipment powered by renewable energy everywhere else.	Advocate for the development of freight facility agreements that incorporate commitments for deployment of clean technologies.
Advanced Technologies	Require freight facilities to conduct periodic reviews of operations to identify opportunities to upgrade or phase out older equipment, as part of Development Agreements. <i>Reviews of operation should not take place less than once a year.</i>	Conduct periodic reviews <i>no less than once a year</i> and commit to purchase, or require tenants to utilize zero-emission technologies or near zero-emission technologies if zero is not yet feasible.	Monitor implementation and report any ongoing concerns.
Mitigation Monitoring Reporting Program	Develop mitigation monitoring and reporting programs (MMPRs) to require periodic data and operational information to demonstrate compliance. <i>If compliance is not being met, further actions will be deliberated with non-compliant facilities.</i>	Post MMPRs and supporting documentation for public review with periodic updates that describe efforts to implement applicable practices. <i>MMPRs should be posted in publicly accessible locations.</i>	Participate in development of MMPRs, follow implementation and report any ongoing concerns.

Practice	Local Governments and Air Districts	Warehouse Developers, Owners, or Operators	Public
Public Contracting	<p>Include requirements in public contracting document (i.e., Request for Proposals and Request for Qualifications) to specify that bidders implement practices that reduce air quality impacts and address community exposure to air pollution. <i>Create an easily accessible contact person to be able to answer calls and questions from communities, including violations.</i></p>	<p>Submit proposals that meet or exceed the minimum set criteria for bidders to implement practices that reduce air quality impacts and address community exposure to air pollution. <i>Should have a communications staff to support issues that may arise during construction or operations.</i></p>	<p>Monitor implementation and report any ongoing concerns.</p>
Employee Commuting	<p>Establish or update program guidelines with sufficient resources to support alternative commute modes for freight facilities with more than 50 employees.</p>	<p>Commit to fund transit pass subsidies and support incentive programs for other forms of commuting; provide travel data to inform future program updates.</p>	<p>Participate in commuter programs, monitor implementation, and report any ongoing concerns.</p>

**Table 6. Summary of Potential Practices at Warehouses and Distribution Centers**

Practice	Local Governments and Air Districts	Warehouse Developers, Owners, or Operators	Public
<p>PLANNING, REVIEW, AND PERMITTING</p>			
<p>Update Zoning</p>	<p>Review and update, or adopt, a zoning ordinance (site design and operational standards) to ensure warehousing activities are permitted in areas <i>that are affirmatively furthering fair housing and</i> based on health risks from the warehouse’s operational air pollution emissions, an appropriate distance from sensitive receptors. <i>Done through a meaningful responsive public process.</i></p>	<p>Identify development opportunities that allow facility operations, or design facility projects, at appropriate distances; utilize air dispersion modeling, as necessary, to estimate exposure risk and inform design-level decisions prior to identifying air pollutant mitigation.</p>	<p>Engage local agencies and participate in review and updates to zoning ordinances for minimizing community exposure to air pollutant emissions.</p>



<p>Zero-Emission Operations: Land Use Policies and Standard Permitting Conditions of Approval</p>	<p>During permit review process, and through standard permitting conditions, to require freight facilities fully operate with zero-emissions equipment everywhere feasible, and near-zero emission equipment powered by renewable energy everywhere else.</p>	<p>Design projects to integrate zero-emission technologies to the extent feasible prior to submitting permit applications; commit to contractual obligations that fully require tenants to zero-emission equipment operations everywhere feasible, and near-zero emission equipment powered by renewable energy everywhere else.</p>	<p>Support local agencies' adoption of land use policies and standard permitting conditions that will result in the deployment of cleaner technologies.</p>
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Practice	Local Governments and Air Districts	Warehouse Developers, Owners, or Operators	Public
Zero-Emission Infrastructure: Land Use Policies and Standard Permitting Conditions of Approval	Adopt or update ordinances that require site design and operational standards and associated standard permitting conditions to provide needed infrastructure for zero-emission operation.	Commit to investments in zero-emission infrastructure at the project-design stage; deploy zero-emission technologies and incorporate contractual language requiring tenants to utilize zero-emission technologies to the maximum extent possible.	Review and provide input into project designs and monitor implementation and report any ongoing concerns.
Zero-Emission Infrastructure: Investment Plan	Update or adopt permit conditions that require facility developers and owners to establish an investment plan supporting zero-emission infrastructure. <i>Support small businesses develop their own investment plan.</i>	Establish an investment plan and adopt a timeline for making investments in zero-emission technologies; and anticipate emerging technologies becoming commercially available. <i>Work with community groups and residents to develop an investment plan.</i>	Review and assess project designs, monitor implementation and report any ongoing concerns.
Regulatory Compliance, Idling Limits and Dock Electrification	Help enforce mobile and off-road source regulations to limit unnecessary idling, and electrify loading docks serviced by trucks with transport refrigeration units (TRU) or auxiliary power units (APU). <i>Provide visible signage with code enforcement number and</i>	Commit to implementing zero-emission technologies and incorporate contractual language to require tenants demonstrate compliance with mobile and off-road source regulations, limit unnecessary idling, and electrify loading docks servicing trucks with TRUs or APUs. <i>Enforce compliance of first and third party</i>	Review project proposals, and monitor implementation and report any ongoing concerns.

	<i>contact information to report violators.</i>	<i>truckers. As necessary, implement repercussions for non-compliance.</i>	
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Practice	Local Governments and Air Districts	Warehouse Developers, Owners, or Operators	Public
Development Programs and Agreements	Require owners and operators to contribute or establish Development Agreements that fund projects for reducing community exposure to air pollution from freight.	<del>Work</del> <i>Negotiate</i> with local agencies and community organizations to establish or contribute towards publically administered development programs that reduces community exposure to air pollution.	Participate in processes to establish and administer development programs that fund projects that result in a reduction in community air pollutant exposure.
ZERO EMISSION TECHNOLOGY			
Zero and Near-Zero Emission Technologies for All Project Phases	Condition permit approval of warehouse proposals to integrate zero-emission technologies <i>and its infrastructure</i> during construction and operational phases everywhere feasible, and near-zero emission equipment powered by renewable energy everywhere else.	Incorporate zero-emission technologies into business decisions, financial planning, and contractual language for construction phases, operational activities, and tenant lease agreements.	Collaborate with freight facility developers and owners, monitor implementation, and report any ongoing concerns.

Practice	Local Governments and Air Districts	Warehouse Developers, Owners, or Operators	Public
Upgrade On-site Service Equipment	As a permitting condition, require all on-site service equipment (cargo handling, yard hostlers, forklifts, pallet jacks, etc.) to fully operate with zero- emissions, where possible.	Install necessary infrastructure to support zero-emission technologies and contractually obligate tenants to deploy commercially available zero-emission technologies to the maximum extent possible.	Monitor implementation, and report any ongoing concerns.
Intermodal Facility Transport Activities	Organize a committee to collaborate with warehousing facilities owners and operators to maximize cargo transport efficiency of cargo handling, and long-haul truck activities	Integrate operation systems using cleanest available technologies; coordinate management systems to maximize operational efficiency for minimizing unnecessary idling of all diesel engines.	Monitor implementation and report any ongoing concerns.
Fueling Infrastructure for Zero-Emission Operations	Condition permit approval of warehouse facilities to install fueling infrastructure (electric charging and hydrogen fueling stations) for maximizing on-site zero-emission operations.	Incorporate fueling infrastructure to support zero-emission operations into project to the maximum extent possible; coordinate construction plans and activities with utility providers prior to submitting permitting applications.	Monitor implementation and report any ongoing concerns.

Practice	Local Governments and Air Districts	Warehouse Developers, Owners, or Operators	Public
On-Site Renewable Energy Generation	Encourage through adoption of general plan policies and goals or through conditioning permit approval of warehouse facilities to incorporate <i>unequivocally</i> renewable energy resources into project designs or exceed applicable green building standards for warehouses.	Incorporate on-site renewable energy production—solar, wind, etc.—into project design; coordinate with utility providers prior to submitting permitting applications and integrate necessary infrastructure. <i>Identify funding sources to support infrastructure investments.</i>	Advocate for local governments to develop requirements and incentives for the usage of renewable energy at facilities.
On-Site Microgrid Energy Storage	Coordinate <i>and support</i> integration of on-site microgrid energy deployment between facilities and utility providers.	Integrate microgrids into project designs to help reduce electricity costs, distribute on-site energy demand across, and increase storage capacities.	Monitor implementation and report any ongoing concerns.
On-Site Energy Storage	Review permitting practices for opportunities to streamline review processes to encourage on-site energy storage solutions for supporting fully zero-emission operations.	Integrate renewable energy storage to ensure adequate storage capacities, including surplus margins, to provide alternative emergency backup power.	Advocate for local governments to develop efficient permitting processes that allow for deployment of energy storage systems.

Practice	Local Governments and Air Districts	Warehouse Developers, Owners, or Operators	Public
<b>WAREHOUSE FACILITY DESIGN</b>			
Establish <i>and Enforce</i> Truck Routes	Design routing programs in the General, <i>Community, or Specific</i> Plans to address congestion, provide adequate truck parking capacity, and account for delivery schedules to avoid peak commute periods with a goal of directing trucks around sensitive receptors. <i>Develop a program to effectively report and respond to violations of truck routes.</i>	Inform local agencies and community members to establish truck route programs that service facility needs while prioritizing routes that minimize community exposure to air pollution. <i>Enforce truck routes.</i>	<i>Participate in routing programs.</i> Monitor truck activities, collaborate with freight facility owners, and report any ongoing concerns.
Provide Truck Parking	Condition permit approval of warehouse facilities to provide adequate space for truck parking, staging, and loading activities with incentives for zero- emission delivery vehicles.	Collaborate with local agencies and utility providers to provide necessary infrastructure for supporting zero-emission delivery vehicles.	Monitor truck activities, collaborate with freight facility owners, and report any ongoing concerns.

<p>Adequate Truck Route Signage</p>	<p>Condition permit approval of warehouse facilities in coordination with Caltrans to install adequate wayfinding strategies along truck routes from highways to facility parking areas.</p> <p><i>Signage shall include information for reporting violators.</i></p>	<p>Provide trainings to inform employee and tenants on proper truck routing and parking programs.</p>	<p>Monitor truck activities, collaborate with freight facility owners, and report any ongoing concerns.</p>
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Practice	Local Governments and Air Districts	Warehouse Developers, Owners, or Operators	Public
Provide Multimodal Commuter Pathways	Condition permit approval of warehouse projects to provide or promote alternative transportation modes for reducing vehicular commuter dependence.	Integrate multimodal design into and around facility access points with the existing transportation infrastructure including connections to existing and planned pedestrian and bicycle pathways.	Review and assess project proposals, monitor implementation, and report any ongoing concerns.
Funding for Freight Transport Infrastructure	Apply and match Federal, State, and local funding sources to support freight transport infrastructure that improves freight facility connectivity and maximizing operational efficiency.	Maximize public funding opportunities to improve facility operations through siting, access, and connectivity to established freight transport corridors.	Advocate for project proposals maximizing public investments in freight transportation planning efforts that improve freight efficiency.
Building Codes for Zero-Emission Charging Stations	Update local codes to require infrastructure for electrification or fueling stations, or adopt State building code for medium and heavy-duty zero-emission infrastructure, as available.	Design or modify facilities to integrate charging station infrastructure; coordinate with utility providers to maximize on-site potential for supporting zero-emission vehicles.	Monitor implementation and report any ongoing concerns.

Practice	Local Governments and Air Districts	Warehouse Developers, Owners, or Operators	Public
Design Guidelines for Minimizing Community Exposure	<p>Update or adopt site design standards to locate entrance gates, loading docks, staging areas, and parking facilities away from sensitive receptors.</p> <p><i>Develop a public process threshold requiring developers to engage community members in this phase.</i></p>	<p>Incorporate design features that demonstrably reduce a community's exposure from loading, staging, and parking activities. <i>Work with the community to help design the facility.</i></p>	<p>Monitor implementation and report any ongoing concerns.</p>
Vegetative and Other Solid Barriers	<p>Update or adopt site design standards to promote vegetative or other solid barriers for reducing community exposure to air pollution from nearby roadway and on-site activities.</p>	<p>Identify potential air pollutant sources on-site and access routes that may impact nearby communities for informing the location of vegetative or solid barriers, with appropriate design parameters to reduce particulate matter.</p>	<p>Monitor implementation and report any ongoing concerns.</p>

<p>Design Features to Maximize On-Site Truck Maneuvering Efficiency</p>	<p>Review or adopt site design standards to encourage facility designs that maximize efficiency of on-site trucking and loading activities including: turning radii, simultaneous container loading and unloading, and connectivity to site access and roadways.</p>	<p>Design facilities to maximize available space for trucking and loading activities including: turning radii, simultaneous container loading and unloading, and connectivity to site access and roadways.</p>	<p>Monitor implementation and report any ongoing concerns.</p>
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Practice	Local Governments and Air Districts	Warehouse Developers, Owners, or Operators	Public
Multimodal Facility Design	Reduce air quality impacts associated with multimodal facility projects by maximizing transiting efficiencies between transport modes for distributing containers and truck trailers.	Integrate access and loading operations into existing intermodal freight systems for maximizing capacities and operational efficiency.	Monitor implementation and report any ongoing concerns.
<b>WAREHOUSE FACILITY CONSTRUCTION</b>			
Construction Emissions Minimization Plan	Update or adopt an ordinance to establish minimum criteria for construction emissions minimization plans that apply to projects in impacted communities. <i>Develop the ordinance in conjunction with impacted communities.</i>	Coordinate with local agencies to identify projects in impacted areas and incorporate plan criteria into contractual language for minimizing emissions from all construction-related activities to the extent feasible. <i>Have a contact person be accessible and responsive to community concerns.</i>	Monitor implementation and report any ongoing concerns.

Practice	Local Governments and Air Districts	Warehouse Developers, Owners, or Operators	Public
Electrify Low Kilowatt Equipment	Update or adopt ordinances that require site design and operational standards and associated permit conditions to require electrifying all off- road equipment with a power rating below 19 kilowatts (e.g., plate compactors, pressure washers, etc.) wherever possible.	Integrate needed electrical infrastructure and hookups into construction planning; include contractual language that requires all contractors to electrify low kilowatt equipment wherever possible.	Monitor implementation and report any ongoing concerns.
Accelerate Regulatory Compliance	Encourage or condition permit approvals of warehouse proposals to maximize commercially available clean-engine technologies for heavy-duty trucks servicing the site.	Include contractual language that requires all contractors to utilize commercially available clean-engine technologies for heavy-duty trucks everywhere possible.	Monitor implementation and report any ongoing concerns.
Minimize Engine Idling	Update or adopt ordinances that require site design and operational standards and associated permit conditions to minimize diesel engine idling for no more than two minutes. <i>Have contact information to enforce this.</i>	Inform contractors servicing the site of diesel engine idling limits by posting signage at access points, monitoring delivery activities, and training employees to maximize equipment efficiency.	Monitor implementation and report any ongoing concerns.

Practice	Local Governments and Air Districts	Warehouse Developers, Owners, or Operators	Public
Utilize Generators Utilizing Renewable Fuels	Enforce permit conditions that require generators utilizing renewable fuels to be used, where electrification is infeasible.	Electrify equipment to the maximum extent feasible with connections to the power grid, utilize renewable fuels everywhere else.	Monitor implementation and report any ongoing concerns.
<b>WAREHOUSE FACILITY OPERATIONS</b>			
Minimize Refrigerants	Condition permit approval of warehouse proposals that include cold storage facilities to use low Global Warming Potential (GWP) refrigerants.	Use low GWP refrigerants at cold storage facilities. (e.g. <150 GWP, ammonia, CO <sub>2</sub> , Hydrocarbons).	Support proposals that use low GWP refrigerants at cold storage facilities; and monitor implementation.
Minimum Green Building Standards	Update or adopt design guidelines that require facility operations to exceed standard green building criteria for reducing on-site air pollution and nearby community exposure.	Incorporate green building features that demonstrably address on-site air pollution source or minimize nearby community exposure through design and modified operational activities.	Support proposals for applicable green building features, monitor implementation, and report any ongoing concerns.

Practice	Local Governments and Air Districts	Warehouse Developers, Owners, or Operators	Public
Truck Service Efficiency	Support facility owners and operators to integrate new technologies for improving efficiency of trucking activities to minimize queuing and in-terminal waiting periods.	Coordinate techniques and methods to improve truck delivery and loading activities using available software packages; train service providers on methods to group, streamline, or otherwise maximize facility efficiency during heavy delivery periods.	Collaborate with facility owners and operators to implement technologies, monitor implementation, and report any ongoing concerns.
Container Yard Management Efficiency	Support facility owners and operators to incorporate technologies for operational activities or on- site practices that improve equipment management practices and increase goods movement efficiency.	Coordinate yard management techniques and methods using available software packages to virtualize container loading areas for improving on-site exchanges between import and export activities.	Monitor implementation and report any ongoing concerns.
Coordinate Neighboring Purchasing and Deliveries	Support facility logistics for minimizing duplicative supply deliveries to minimize daily truck visits.	Coordinate supply needs and delivery service contacts with neighboring facilities to maximize supply receiving and shipping activities.	Monitor implementation and report any ongoing concerns.

Practice	Local Governments and Air Districts	Warehouse Developers, Owners, or Operators	Public
Freight Traffic Information Systems	Collaborate with public agencies to develop and implement a "push" freight traffic information system through a public platform for data sharing that improves logistics planning and truck delivery scheduling.	Support development and implementation of a "push" freight traffic information system by providing trucks servicing a facility with real-time traffic data.	Monitor implementation and report any ongoing concerns.
<b>FINANCING, GRANTS, AND INCENTIVES</b>			
Grants for Zero-Emission Infrastructure and Equipment, Renewable Fuels, and Efficiency	Utilize grants for zero-emission vehicles and equipment, renewable fuel production, charging, and hydrogen fueling infrastructure, and efficiency improvement technologies.	Maximize investments to integrate and deploy zero-emission vehicles and equipment, produce and store renewable fuels, provide charging and fueling infrastructure, and implement efficiency improvements.	Monitor implementation and report any ongoing concerns.



Practice	Local Governments and Air Districts	Warehouse Developers, Owners, or Operators	Public
Funding for Zero-Emission Technology	Support and fund zero-emission TRU and APU technology to modernize existing facilities and support integrating with proposals for new facilities.	Maximize investments in zero-emission technologies and incorporate contractual language for tenants and service providers to deploy vehicles with TRUs or APUs capable of integrating with electrified loading docks.	Monitor implementation and report any ongoing concerns.
Joint Public and Private Investment Opportunities	Identify local opportunity areas to support clean-technology investments through Property and Business Improvement Districts (PBID) or Enhanced Infrastructure Financing Districts (EFID).	Collaborate with local agencies to establish and support PBIDs or EIFDs; coordinate with neighboring facilities to maximize investments in business opportunities that support fully zero-emission operations.	Support local agencies and facility owners and operators to establish PBIDs and EIFDs for financing fully zero-emission operations; monitor implementation and report any ongoing concerns.
Projects to Demonstrate Emerging Technologies	Support funding opportunities for demonstrating zero-emission technology technologies for existing and new freight facilities.	Maximize investment opportunities and implement zero-emission demonstration projects in all applicable facility operations.	Support local agency and facility owners and operators to identify opportunities; monitor implementation and report any ongoing concerns.

<i>Physical improvements to impacted sensitive receptors</i>	<i>Support and identify a funding source to improve necessary improvements to minimize impacts from freight facilities. This may include air filtration systems for homes, schools, religious institutions, etc. Process to develop such a program will be done through meaningful public participation.</i>	<i>Collaborate with entities and community members to support these efforts.</i>	<i>Participate and support the development of such a program.</i>
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