

# Driftwood Estates Filing No. 1

## Fire Protection Report

October 2023

**SITE LOCATION:** 3275 Center Ice View, Colorado Springs, CO 80918

**OWNERS:**

Andrew C Alm  
(719) 339-0437  
2383 Collegiate Drive  
Colorado Springs, CO 80918

**APPLICANT & PREPARER:**

TERRA NOVA ENGINEERING, INC.  
721 S. 23RD STREET  
Colorado Springs, CO 80904  
(719) 635-6422

**PCD Filing #:** TBD

**SIZE:** 12.72 acres

**ZONING:** RR-5

**TAX SCHEDULE NUMBER:** 7133007024

**PROPOSED LAND USE:** Single family residential

**INTRODUCTION:** The owner intends to subdivide a single unplatted lot into two rural residential lots. The minimum lot size will be five acres as required by the existing zoning. Commitment letters have been obtained for all necessary utilities. As part of this submittal, a single family residence is to be built on the proposed Lot 1.

**ACCESS:** Access will be achieved through an existing 30' access easement off of an existing public road.

**Wildland Fire & Hazard Mitigation:** A Wildland Fire & Hazard Mitigation plan has been submitted for this development.

**Fire Code Compliance:** The owners will adhere to the current approved version of the El Paso County Land Development Code, Section 6.3.3 subsections C(1) Water Supply, C(2)(3) Roads, C(4) Gates and section D, Construction in Wildland Fire Areas, in their entirety.

**WATER SUPPLY:** Fire suppression water supply will be addressed at the time of home building permits.

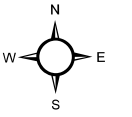
**REPORT:** 3275 Center Ice View is located in the Monument Fire District service area and they have committed to continue providing services to this site.

The District has 5 fire stations and an administration office. The closest station to the site is Fire Station 4, located at 15415 Gleneagle Drive, which is approximately 5.3 miles away from the proposed subdivision.

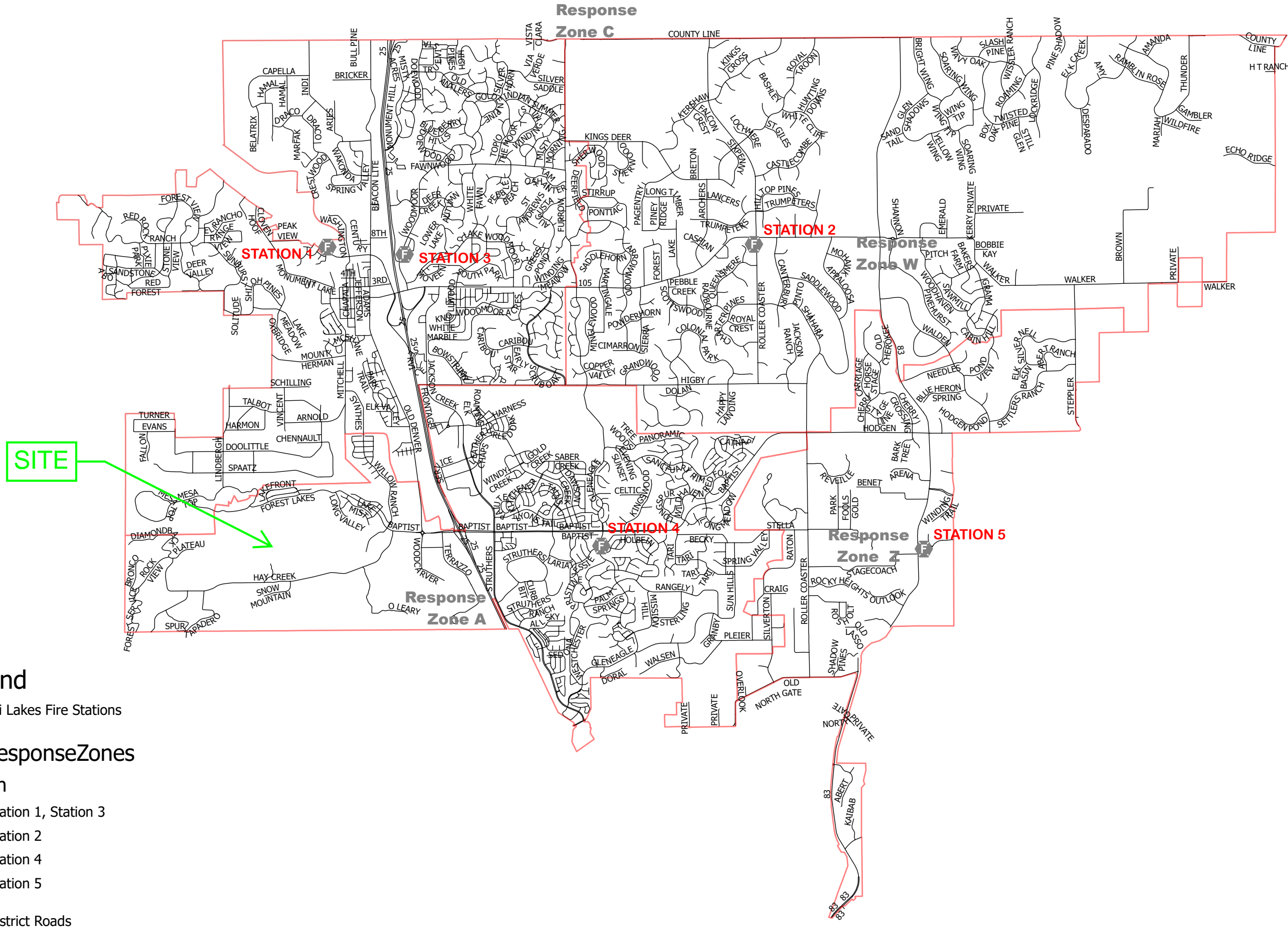
The Monument Fire Protection District has three fire engines, three ambulances, one tower ladder, three brush trucks, two water tenders, several command vehicles, one snowcat, one ATV, and it maintains a fleet of reserve apparatus. In 2023, the district will take delivery of a new Type 1 Engine, tower ladder, and Type 3 Wildland Engine. The Operations Division of the District includes 14 firefighters, 4 paramedics, 12 firefighter/paramedics, 13 engineers, 14 lieutenants, 4 battalion chiefs, and a division chief. The operations division is an all-hazards response organization that is prepared and trained to mitigate emergency incidents such as: emergency medical services, motor vehicle accidents/extrication, physical entrapments, fire suppression, wildland fire, odor investigations, gas leaks, hazardous materials, and technical rescue.

The ISO rating for the proposed subdivision would be 3Y.

The District has stated that the response time for this subdivision is less than 11 minutes.



# Tri-Lakes Monument Fire



## Legend

Tri Lakes Fire Stations

## FireResponseZones

### Station

- Station 1, Station 3
- Station 2
- Station 4
- Station 5

District Roads





# MONUMENT FIRE DISTRICT

*Serving with Character, Connection, & Commitment*

- HOME
- ABOUT**
- DIVISION & SERVICES
- HOW DO I
- TRANSPARENCY
- CONTACT
- DONALD WESCOTT

## We Are Here To Serve

Monument Fire District (MFD) has served to protect its citizens and property with character, connection, and a commitment to excellence. MFD is equipped and committed to ensuring public safety through fire suppression, emergency medical services and patient transportation, hazardous materials response, technical rescue, and wildland firefighting. Our five fire stations are staffed 24/7/365.

## Service Area

The Monument Fire District is located in northwestern El Paso County.

Our boundaries are the Rampart Range/Palmer Lake to the West, Air Force Academy/Baptist/Hodgen Roads to the South, Black Forest Road to the East, and County Line Road to the North. In addition, we provide mutual aid to the United States Forest Service in the extreme western part of our district in the Mount Herman area.

## Quick Facts

- Average Elevation: 7,100 feet
- Population Served: 43,000 residents
- Area of Coverage: 62 square miles
- Stations: 5
- Administration Building: 1
- Daily Staffing: 21 career
- Response: 24/7/365 to serve the community
- Estimated: 9,652 residential households
- Estimated: 418 businesses



### Local 4319 Professional Firefighters



CALL US

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Administrative Office  
Hours

Fee Schedule



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## Fleet

Daily, the district operates 3 engines, 1 tower ladder, 3 ambulances, 3 brush trucks, 2 water tenders, several command vehicles, 1 snowcat, and 1 ATV. The district also maintains a fleet of reserve apparatus. In 2023, the district will take delivery of a new Type 1 Engine, Tower Ladder, and Type 3 Wildland Engine to meet the growing needs of our community.

