

Fire Protection Report

Skyfall Subdivision Filing No. 1

Skyfall Subdivision Filing No. 1 is located within the Black Forest Fire Rescue Protection District (BFFR) service area. The District currently serves the existing residence on the property at 7985 Burgess Road and has committed to serve the proposed subdivision. The District also participates in mutual aid response with surrounding fire districts and fire departments.

BFFR has two full service/full time manned fire stations. The closest station to Skyfall Subdivision Filing No. 1 is Station 1, located at 11445 Teachout Road, which is approximately 1.1 miles from the site via established public roads. Response times are difficult to predict due to traffic conditions, weather conditions and other factors. However, in favorable conditions, response time to the site is estimated to be 5 minutes. The department has five fire engines, one brush truck, three ambulances, three tenders (water haulers), and various command vehicles.

BFFRPD carries Class 5 ISO rating for all properties that are not located within 1000 feet of a fire hydrant, but within 5 miles of a fire station. There are no fire hydrants in the vicinity of Skyfall Subdivision Filing No. 1 and Station 1 is located approximately 1.1 miles from the site. Therefore, the ISO rating for this property is 5Y.

The site of Skyfall Subdivision Filing No. 1 is located in a heavily forested area. A Wildland Fire & Hazard Mitigation Plan has been prepared for the site. The necessary fire mitigation measures will be carried out with the development of the individual lots. Building permits for each structure shall be in accordance with the requirements of the Fire District as administered by the Pikes Peak Regional Building Department.



Black Forest Fire Rescue Protection District
11445 Teachout Road
Colorado Springs, Colorado 80908
Ph-719.495.4300
Fax 719.495.7504
Web- www.bffire.org

Office of the Fire Marshal

"Always Ready, Always Forward, Always Learning."

FIRE COMMITMENT LETTER

Wednesday, January 27, 2021

Mr. Michael Kenna
MVE, Inc.

The Black Forest Fire Rescue Protection District currently provides fire protection services to the single-family residence address listed at 7985 Burgess Road, as they are in our primary response area. We will continue to provide fire protection services to the 3-lot subdivision proposed at the same address.

Black Forest is currently an ISO 5 in areas without hydrants. Black Forest Fire Rescue provides structural and wildland fire suppression services from each station within the district.

The primary station servicing this subdivision is Black Forest station 1, located at 11445 Teachout Road, Colorado Springs, Co 80908 which is approximately 1.1 miles from the subdivision.

Any Questions may be directed to the Fire Chief or Deputy Fire Chief at 719-495-4300 or deputychief@bffire.org.

Sincerely,

A handwritten signature in black ink that reads 'James Rebitski'.

James Rebitski,
Deputy Fire Chief
Black Forest Fire Rescue

"Serving the citizens of Black Forest since 1945"

STAGE I BURN BAN IN EFFECT for the Black Forest Fire Rescue Protection District as of 1200 pm Today March 1st, 2021

[Dismiss](#)

Effective March 1st, 2021 Black Forest Fire Rescue has instituted a stage 1 burn ban until further notice. Please go to the Fire Marshal page for more information and links to valuable information or click on this bar for information regarding stage 1 ban.

(/stage-1-burn-ban-now-in-effect)



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Demographics

Black Forest Fire/Rescue Protection District covers approximately 50 square miles and provides service to approximately 10,000 friends and neighbors. The district is mostly a residential community with some small businesses and light commercial. The district protects approximately 5,000 structures with an assessed value of approximately \$1.4 billion.

Black Forest Fire/Rescue is a combination Department comprised of 22 career Firefighters, part-time firefighter paramedics, an Administrative Officer, and a Volunteer EMS program with 11 personnel. The District provides Advanced Life Support emergency transport for both in-district residents/visitors and as a mutual aid partner to El Paso County Fire Departments.

Black Forest Fire Rescue is also a strong community partner providing fire mitigation assessments, public education and awareness which include CPR and First Aid classes. We started the high-visibility address post program to assist homeowners in addressing their residence to make it easier to locate them in an emergency.

[Click here for Black Forest Fire's District Map. \(https://streamline.imgix.net/95d8d585-fd66-442c-8605-89d81d27a380/0f25de0f-a3fe-4cb2-ac9d-bcf90d609989/District%20Map%20of%20BFFR%205-20.pdf?ixlib=rb-1.1.0&w=200&h=200&fit=fillmax&fill=solid&bg=%23dfe2e2&or=180&s=deb2d0bdb1afc62cfage7e01fbefe2a1\)](https://streamline.imgix.net/95d8d585-fd66-442c-8605-89d81d27a380/0f25de0f-a3fe-4cb2-ac9d-bcf90d609989/District%20Map%20of%20BFFR%205-20.pdf?ixlib=rb-1.1.0&w=200&h=200&fit=fillmax&fill=solid&bg=%23dfe2e2&or=180&s=deb2d0bdb1afc62cfage7e01fbefe2a1)



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Stations/Apparatus

STATION 1 11445 Teachout Road CSC 80908

Station 1 houses our administrative offices.

The station was opened in 2003.

Apparatus at Station 1 include:

- Engine 711 (Type 1)
- Engine 741 (Type 6)
- Engine 743 (Type 6)
- Tender 761 (Water hauler)
- Reserve Ambulance
- Command vehicles



BFFR Fire Engine

STATION 2 16465 Ridge Run Drive CSC 80908

The station was opened in 2009.

Apparatus at Station 2 include:

- Engine 712
- Brush Truck 742 (Type 6)
- Tender 762 (Water hauler)
- Ambulance 782 (Advanced Life Support)



BFFR Fire Engine

The District also has a small reserve fleet consisting of an engine, a tender, and an ambulance.

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11445 TEACHOUT ROAD, COLORADO SPRINGS CO 80908
TELEPHONE (719) 495-4300

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