

FIRE PROTECTION REPORT

Saddlehorn Ranch Filing 3

The Falcon Fire Protection District (FFPD) is composed entirely of unincorporated areas of El Paso County, Colorado's most populous county. The District has no organized towns or cities.

The District is governed by a five-member, publicly-elected Board of Directors who may serve up to two consecutive four-year terms. The Falcon Fire Department is managed by a career Fire Chief and a Deputy Chief of Operations. It is staffed primarily with career (paid) firefighter/emergency medical technicians (EMTs) and uses reserve (volunteer) firefighter/EMTs to augment staffing.

The District covers 113 square miles of unincorporated El Paso County. It serves more than 66,300 people (per El Paso County Assessor, Oct. 2018) and protects more than 16,100 structures with a 2018 estimated market value of \$4.2 billion.

Saddlehorn Ranch Filing 3 is in an area known as District 6 for FFPD. Station 3 primarily responds to FFPD District 3 and District 6. Saddlehorn Ranch is at the northwest corner of District 6, 3.7 miles from the station, so the average response time will be 6 to 10 minutes max.

The Falcon Fire District has adopted the 2009 International Fire Code (IFC) with local amendments. The proposed subdivision meets the minimum requirements for fire apparatus access, water supply, road widths, turnarounds and radii.

Falcon F.D. operates from five stations:

- Station 1, the newest station, is at Meridian Ranch Boulevard and Stapleton Road. It is staffed 24/7.
- Station 2, on North Meridian Road in the north end of the District, is not staffed.
- Station 3 (also Headquarters), at Old Meridian Road and Highway 24, is staffed 24/7.
- Station 4, located on Capital Drive north of Constitution Avenue in the southwest section of the District, is staffed 24/7.
- Station 6, on Jones Road in the east end of the District, is not staffed.

As of February 1, 2017, FFPD has an Insurance Services Office (ISO) rating of Class 3 for all residential properties located within five road miles of any FFPD or Automatic Aid partner fire stations, regardless of proximity to a fire hydrant. ISO Class 10 applies to residential properties located more than five road miles from an FFPD or Automatic Aid fire station.

Per the El Paso County Master Plan adopted in 2021, property ratings regarding wildfire exposure are based upon three factors, fuel, slope and access. In the case of Saddlehorn Ranch subdivision, proximity to grass, trees or dense brush is minimal. Filing 3 is within an existing residential home development. The undeveloped lots within this future filing are sub-humid

grassland and semiarid rangeland its vegetation type primarily mixed-grass prairie, with minimal fuel. The Master Plan states that steeper slopes can increase the speed and intensity of wildfire and affect reconstruction costs. Saddlehorn Ranch is relatively level throughout the entire site, with no steep slopes to. Regarding access, Saddlehorn Ranch will have no dead-end roads to impede fire-fighting equipment. Cul-de-sacs and turnarounds provided will meet or exceed the minimum standards outlined in the 2009 IFC. The ISO rating for the project is 3 out of 10, with a rating of 1 being the highest rating possible. Ultimately, the site, in its existing state, is classified as “Low to Moderate Risk” per the Colorado State Forest Service Wildfire Risk Map for El Paso County.

Regarding wildlife mitigation, the Site offers poor to moderate habitat for wildlife. Per an accompanying natural features and wetland report document for this project submittal, the wildlife impact potential for the development of the Site is expected to be low. No mammals or birds were observed on site during the scientists’ visits. No tree nesting habitat for raptors exists on site and no nest sites were found. Likewise, regarding any Federal Listed Species, it was determined that the project would have low to no impact.

The FFPD is supported primarily by a property tax rate of 8.612 mills. The District does not receive funding from El Paso County or the State of Colorado. The District board of directors and administrators work hard to utilize taxpayer funds as efficiently as possible while still providing effective emergency services to the Falcon community.

Insurance Services OFFICE (ISO) RATING:

Effective February 01, 2017, the **Falcon Fire Protection District’s** ISO (Insurance Services Office) grading schedule has been updated to a **Class 3/10** Fire Department.

Class 3: Applies to all residential properties within five road miles of any Falcon FPD fire station or any of our neighboring Automatic Aid fire district stations, whether or not these areas are supplied with fire hydrants.

Class 10: Applies to all properties that are not within five road miles of a Falcon FPD fire station or one of our neighboring Automatic Aid fire district stations, regardless of fire hydrant protection.

The ISO is a nationwide nonprofit advisory organization that provides rating and other information services to property and casualty insurance industries. Its Public Protection Classification (PPC™) program assesses the quality of public fire protection services for communities nationwide. This classification applies only to fire protection and does not take into account a community’s risk for natural disasters such as floods, hail, or high winds.

The PPC rating is just one factor used by some insurance companies to determine homeowner's insurance premiums. However, it is important to note that not all insurers utilize ISO's information.

When ISO representatives evaluate a community to determine its PPC, they look at the fire prevention and structural fire suppression capabilities of the area's fire department. According to the ISO website (www.isomitigation.com), these include:

- Emergency communications (emergency reporting and dispatch systems)
- Fire department (equipment, staffing, training, response times, facilities, equipment maintenance and testing)
- Water supply systems (amount of water available for firefighting, inspection and flow testing of fire hydrants)
- Fire risk reduction (fire prevention codes and enforcement, public fire safety education, fire investigation)

ISO's PPC grading scale ranges from Class 1, which denotes "superior property fire protection" to Class 10, which indicates that an area's fire protection does not meet the minimum criteria established by ISO. Lower ratings reflect the quality of a fire department and the services it provides, and usually translate into lower-cost homeowners insurance premiums for customers of insurance companies that use ISO information.

Fire Fighting and Response Apparatus:

STATION 1

Located in the Woodmen Hills neighborhood, this is the primary response station for areas north of Woodmen Road.

Groundbreaking for the 15,500-square foot station took place July 31, 2009, and the station became operational in May 2010.

The station has a Community Room and a First Aid room. It also serves as the District's primary fitness center for its personnel.

Falcon F.D. apparatus at **Station 1** includes:

- An engine
- A water tender (water truck)
- A brush truck
- A utility truck

- A command vehicle

Falcon F.D. apparatus at **Station 2** includes:

- A 4-wheel drive engine
- A water tender
- A brush truck

STATION 3 / HEADQUARTERS / TRAINING

With the opening of Station 1, the Falcon Fire Department's building on Old Meridian Road became a true headquarters facility that houses administration offices as well as a fire crew 24/7.

It hosts the monthly Falcon Fire Protection District Board meetings, and serves as the Department's primary classroom and training facility for emergency medical services, fire, hazardous materials, and technical rescue disciplines.

Falcon F.D. apparatus at **Station 3** includes:

- An engine
- A tender
- A utility truck
- A brush truck

Falcon Fire Department's newest station is located on Capital Drive north of Constitution Avenue. It is the primary response station for areas along the Marksheffel corridor that are in the jurisdiction of the Falcon Fire Protection District.

Groundbreaking for the station took place June 15, 2016 and the station became operational on May 13, 2017.

The station has a Community Room and a First Aid room.

Falcon F.D. apparatus at **Station 4** includes:

- An engine
- A water tender
- A brush truck

Falcon F.D. apparatus at **Station 6** includes:

- A water tender

- A brush truck

Source:

Falcon Fire Protection District