



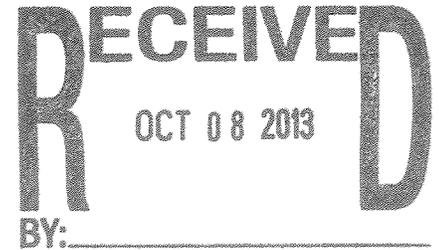
# COUNTY OF LOS ANGELES

## FIRE DEPARTMENT

1320 NORTH EASTERN AVENUE  
LOS ANGELES, CALIFORNIA 90063-3294

DARYL L. OSBY  
FIRE CHIEF  
FORESTER & FIRE WARDEN

October 3, 2013



Rudy Silvas, Planning Assistant  
Zoning Permit East Section  
Department of Regional Planning  
320 West Temple Street  
Los Angeles, CA 90012

Dear Mr. Silvas:

**INITIAL STUDY, PROJECT NOS. R2012-02436, 02437, 02438, 02439 & 20440, CASE NOS. RPP 201200970, 971, 972, 973 & 974, RENV 201200258, 259, 260, 261 & 262, "MONTE NIDO ESTATES PHASE I", FOUR PROPOSED SINGLE FAMILY RESIDENCES & ONE NEW THREE-STORY SINGLE FAMILY RESIDENCE, 25645, 25677, 25666, 25664 PIUMA ROAD, & 420 WOODBLUFF ROAD, CALABASAS (FFER #201300149)**

The Initial Study has been reviewed by the Planning Division, Land Development Unit, Forestry Division, and Health Hazardous Materials Division of the County of Los Angeles Fire Department. The following are their comments:

### PLANNING DIVISION:

1. We have no comments.

### LAND DEVELOPMENT UNIT:

1. The Land Development Unit will not be setting specific requirements for these plot plans. The Fire Department requirements will be addressed during the building plan check process.
2. Specific fire and life safety requirements for the construction phase will be addressed at the building fire plan check. There may be additional fire and life safety requirements during this time.
3. The specific Fire Department requirements for access, fire flows and hydrants will be addressed during the building permit stage. The building plans are required to be submitted to

SERVING THE UNINCORPORATED AREAS OF LOS ANGELES COUNTY AND THE CITIES OF:

AGOURA HILLS  
ARTESIA  
AZUSA  
BALDWIN PARK  
BELL  
BELL GARDENS  
BELLFLOWER  
BRADBURY

CALABASAS  
CARSON  
CERRITOS  
CLAREMONT  
COMMERCE  
COVINA  
CUDAHY

DIAMOND BAR  
DUARTE  
EL MONTE  
GARDENA  
GLENDDORA  
HAWAIIAN GARDENS  
HAWTHORNE

HIDDEN HILLS  
HUNTINGTON PARK  
INDUSTRY  
INGLEWOOD  
IRVINDALE  
LA CANADA FLINTRIDGE  
LA HABRA

LA MIRADA  
LA PUENTE  
LAKEWOOD  
LANCASTER  
LAWDALE  
LOMITA  
LYNWOOD

MALIBU  
MAYWOOD  
NORWALK  
PALMDALE  
PALOS VERDES ESTATES  
PARAMOUNT  
PICO RIVERA

POMONA  
RANCHO PALOS VERDES  
ROLLING HILLS  
ROLLING HILLS ESTATES  
ROSEMEAD  
SAN DIMAS  
SANTA CLARITA

SIGNAL HILL  
SOUTH EL MONTE  
SOUTH GATE  
TEMPLE CITY  
WALNUT  
WEST HOLLYWOOD  
WESTLAKE VILLAGE  
WHITTIER

the Department's Calabasas Fire Prevention Office located at 26600 Agoura Road, Calabasas. The phone number is (818) 880-0341.

4. The development of this project must comply with all applicable code and ordinance requirements for construction, access, water mains, fire flows and fire hydrants.
5. This property is located within the area described by the Forester and Fire Warden as a Fire Zone 4, Very High Fire Hazard Severity Zone (VHFHSZ). All applicable fire code and ordinance requirements for construction, access, water mains, fire hydrants, fire flows, brush clearance and fuel modification plans, must be met.
6. Every building constructed shall be accessible to Fire Department apparatus by way of access roadways, with an all-weather surface of not less than the prescribed width. The roadway shall be extended to within 150 feet of all portions of the exterior walls when measured by an unobstructed route around the exterior of the building.
7. The maximum allowable grade shall not exceed 15% except where topography makes it impractical to keep within such grade. In such cases, an absolute maximum of 20% will be allowed for up to 150 feet in distance. The average maximum allowed grade, including topographical difficulties, shall be no more than 17%. Grade breaks shall not exceed 10% in ten feet.
8. A Fire Department approved turning area shall be provided for all driveways exceeding 150 feet in-length and at the end of all cul-de-sacs.
9. Fire Department access shall provide a minimum unobstructed width of 20 feet, clear-to-sky, and be within 150 feet of all portions of the exterior walls of the first story of any single unit. If exceeding 150 feet, provide a 20-foot minimum paved roadway width which shall be noted as "Private Driveway - Fire Lane." The roadway shall be clear-to-sky, and to be within 150 feet of all portions of the exterior walls of the unit.
10. Streets or driveways within the development shall be provided with the following:
  - a) Provide 36 feet in width on all streets where parking is allowed on both sides.
  - b) Provide 34 feet in width on cul-de-sacs up to 700 feet in length. This allows parking on both sides of the street.
  - c) Provide 36 feet in width on cul-de-sacs from 701 to 1,000 feet in length. This allows parking on both sides of the street.
  - d) For streets or driveways with parking restrictions: The entrance to the street/driveway and intermittent spacing distances of 150 feet shall be posted with Fire Department approved signs stating "NO PARKING - FIRE LANE" in three-inch high letters. Driveway labeling is necessary to ensure access for Fire Department use. Turning radii shall not be less than 32 feet. This measurement shall be determined at the centerline of the road.

11. All access devices and gates shall meet the following requirements:
  - a) Any single gated opening used for ingress and egress shall be a minimum of 20 feet in-width, clear-to-sky.
  - b) Any divided gate opening (when each gate is used for a single direction of travel i.e., ingress or egress) shall be a minimum width of 20 feet clear-to-sky.
  - c) Gates and/or control devices shall be positioned a minimum of 50 feet from a public right-of-way, and shall be provided with a turnaround having a minimum of 32 feet of turning radius. If an intercom system is used, the 50 feet shall be measured from the right-of-way to the intercom control device.
  - d) All limited access devices shall be of a type approved by the Fire Department.
  - e) Gate plans shall be submitted to the Fire Department, prior to installation. These plans shall show all locations, widths and details of the proposed gates.
12. Fire sprinkler systems are required in all single family residential occupancies.
13. The required fire flow for the single family detached homes for the plot plan shall be 2,000 gallons per minute at 20 pounds per square inch residual pressure for a two-hour duration.
14. The fire hydrant spacing shall be 600 feet and shall meet the following requirements:
  - a) No portion of lot frontage shall be more than 450 feet via vehicular access from a public fire hydrant.
  - b) No portion of a structure should be placed on a lot where it exceeds 750 feet via vehicular access from a properly spaced public fire hydrant.
  - c) When cul-de-sac depth exceeds 450 feet on a residential street, hydrants shall be required at the corner and mid-block.
  - d) Additional hydrants will be required if hydrant spacing exceeds specified distances.
15. Should any questions arise regarding access and water systems requirements, please contact the County of Los Angeles Fire Department, Land Development Unit, FPEA Wally Collins, at (323) 890-4243.

**FORESTRY DIVISION – OTHER ENVIRONMENTAL CONCERNS:**

1. The statutory responsibilities of the County of Los Angeles Fire Department, Forestry Division include erosion control, watershed management, rare and endangered species, vegetation, fuel modification for Very High Fire Hazard Severity Zones or Fire Zone 4, archeological and cultural resources, and the County Oak Tree Ordinance. Potential impacts in these areas should be addressed.

Rudy Silvas, Planning Assistant  
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**HEALTH HAZARDOUS MATERIALS DIVISION:**

1. Based on the submitted information, the Health hazardous materials Division has no objection to the proposed project.

If you have any additional questions, please contact this office at (323) 890-4330.

Very truly yours,



FRANK VIDALES, CHIEF, FORESTRY DIVISION  
PREVENTION SERVICES BUREAU

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