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2. Lake County Fire Safe Planning Process

2.1. Planning Area Boundaries

This Fire Plan covers the entirety of Lake County, California. The county was divided into ten planning areas to maximize community input. Planning areas were created around existing population centers. From northwest to southeast, they are listed here and shown in Map 2-1 at the end of this chapter.

- Lake Pillsbury, Blue Lakes, Upper Lake
- Scotts Valley, Lakeport
- Nice, Lucerne
- Spring Valley, Double Eagle
- Glenhaven, Clearlake Oaks, Paradise Valley, Kono Tayee
- Soda Bay, Rivas, Buckingham
- Jago Bay, Lower Lake, Clearlake
- Finley, Kelseyville
- Cobb Mountain
- Hidden Valley, Middletown

2.2. Planning Area Descriptions

2.2.1. Lake Pillsbury, Blue Lakes, and Upper Lake

The Lake Pillsbury, Blue Lakes, and Upper Lake planning area is the northernmost area in Lake County. This planning area borders Mendocino County to the west, Glenn County to the north and east, and Colusa County to the east (and is the largest of all of the Lake County planning areas). Much of this planning area is managed by the Mendocino National Forest (MNF), including the Snow Mountain Wilderness. The Lake Pillsbury Fire Protection District (FPD), Northshore FPD, Mendocino National Forest, and CAL FIRE are all designated to provide fire protection in this planning area.

Most of the area is very rural, consisting of resorts, agricultural lands and vast expanses of open space. Several natural and human-made lakes—including Lake Pillsbury, Blue Lakes, and Tule Lake—are found here. The approximately 1,040-acre Robinson Rancheria, including a casino, is also here. Upper Lake, a once thriving port town, memorializes its roots with a historical downtown area. There are also major agricultural lands around Upper Lake that support crops such as strawberries, walnuts, and wine grapes.

This planning area includes the communities of Blue Lakes, Bachelor Valley, Witter Springs, Upper Lake, and Lake Pillsbury. The combined population is approximately 3,100.¹

2.2.2. Scotts Valley and Lakeport

The Scotts Valley and Lakeport planning area is in the westernmost area in Lake County. This planning area borders Mendocino County to the west and Clear Lake to the east. Much of this planning area is within the US Bureau of Land Management's (BLM) Cow Mountain Recreation Area. The Lakeport FPD, Northshore FPD, and CAL FIRE provide fire and emergency fire and medical services here. Several lakes, including Clear Lake, Burger Lake, and Hidden Lake are found within this planning area. These lakes provide recreational opportunities for residents and visitors.

The communities of Scotts Valley and Lakeport are located here. Lakeport, the county seat, lies on the western shore of Clear Lake and was traditionally a port town. Today Lakeport houses most county government, including the county courthouse and the Lake County Historic Courthouse Museum. Lakeport is also home to the county fairgrounds and one of the two hospitals within the county. Areas west of Lakeport within Scotts Valley consist mainly of rural housing and agricultural lands. Cattle ranches, orchards, and other croplands are found here. The combined population of this area is approximately 11,680.

¹ Population data for this section was taken from the General Plan, Fire Protection District surveys (*see Chapter 6*), and personal communication with Pat Brown, Northshore FPD.

2.2.3. Nice and Lucerne

The Nice and Lucerne planning area is centrally located in the county, lying between the northern edge of Clear Lake on Highway 20 and Hogback Ridge. Most of the area is privately owned, some of which backs up to the Mendocino National Forest. The Northshore FPD provides emergency fire and medical services to the areas, as well as the MNF.

This area is primarily residential, with a few large landowners, and many lakeside resorts. The Highway 20 corridor provides access to Clear Lake, several parks, and other recreational opportunities in the area. It has a large retirement community, but is primarily a tourism destination. This area includes the communities of Nice and Lucerne, with most of the population occurring along the Highway 20 corridor. The combined population is approximately 6,200.

2.2.4. Spring Valley and Double Eagle

The Spring Valley and Double Eagle planning area is the second largest of the ten planning areas used for this process and lies entirely within the North Fork Cache Creek watershed. This planning area borders Colusa County to the east, and includes portions of the Cache Creek Wildlife Area, which is managed by the BLM and the California Department of Fish and Game. Much of the planning area is publicly owned, with most of the population occurring in the developments of Spring Valley and Double Eagle Ranch. Portions of the Mendocino National Forest are found here, and the area contains several small lakes, including Spring Valley Lake reservoir. Indian Valley Reservoir is the dominant water body, however. The Northshore FPD, CAL FIRE, and the Mendocino National Forest provide emergency fire and medical services to the area.

Beyond the areas of Spring Valley and Double Eagle Ranch, there are sparsely populated rural areas in this planning area. Double Eagle is the most remote development in the county, with very limited access. Outdoor recreation, such as hiking, camping, and fishing, attracts local residents and visitors to the area. The combined population is approximately 1,000 or more residents.

2.2.5. Glenhaven, Clearlake Oaks, Paradise Valley, and Kono Tayee

The Glenhaven, Clearlake Oaks, Paradise Valley, and Kono Tayee planning area is also centrally located within the county and is within the Upper Cache Creek Watershed. This planning area borders Highway 20 and Clear Lake to the south, and the Spring Valley/Double Eagle planning area to the north and east. The Nice/Lucerne planning area is bordered to the west. The area is comprised of mostly private property, with a very small portion of the Mendocino National Forest on the northwestern edge of the planning unit. The primary emergency fire and medical services provider for the urban areas here is the Northshore FPD.

This planning area includes the small residential communities of Glenhaven, Clearlake Oaks, Paradise Valley, and Kono Tayee. Clearlake Oaks is the county's easternmost community along Highway 20. There are many upscale waterfront and ridgetop houses that overlook Clear Lake. There is a variety of lodgings, shops, and restaurants within the area that attract residents and visitors. The area is sparsely populated outside of its urban areas. The combined population is approximately 5,000 or more residents.

2.2.6. Soda Bay, Rivas, and Buckingham

The Soda Bay, Rivas, and Buckingham planning area is centrally located within the county. This is the smallest of the planning areas geographically. It borders Clear Lake to the north, and the Kelseyville and Finley planning area to the south. Mt. Konocti is the dominant feature, along with Clear Lake, in this area comprised of mostly private property. However, there is also BLM and state-owned property here. This area falls within the Upper Cache Creek Watershed. Emergency fire and medical services are provided by the Kelseyville FPD.

This planning area includes the densely populated communities of Soda Bay, Buckingham, and the Rivas: Riviera Heights, Riviera West, and Clear Lake Riviera. There are many upscale hillside and lakefront properties throughout the area. The county's largest employer and largest resort, the Konocti Harbor Resort and Spa, is here. With several lake access points, residents and visitors can find a variety of recreation opportunities. The population in this area is estimated to be around 5,000.

2.2.7. Jago Bay, Lower Lake, and Clearlake

The Jago Bay, Lower Lake, and Clearlake planning area is located on the southeastern edge of Clear Lake. The area borders Clear Lake to the north and west, Colusa County to the east, the Hidden Valley/Middletown planning area to the south, and two planning areas to the north: Spring Valley/Double Eagle; and the Glenhaven planning area.

The eastern portion of this planning area is dominated by the Cache Creek Wilderness Area. It falls within the Cache Creek and Upper Putah Creek Watersheds; Cache Creek flowing east and Putah Creek flowing south out of the county. The state-managed Anderson Marsh State Historic Park is located along the shore of Clear Lake. The Lake County FPD and CAL FIRE provide the primary emergency fire and medical services to the area.

This planning area includes the city of Clearlake, and the communities of Lower Lake, Jago Bay, and Point Lakeview. Jago Bay is along the southern edge of Clear Lake and has very limited access. Clearlake, is the larger of the two cities in Lake County, with a population of approximately 15,096. Clearlake is a commercial center and contains the St. Helena Clearlake Hospital, as well as the Clear Lake campus of Yuba Community College.

Lower Lake retains its past with a small historical downtown, as well as some of the county's oldest, preserved houses. There are many recreation and tourism opportunities throughout this planning area, including parks, lake access, and retail shops. Most of the population within this planning area is adjacent to Clear Lake. The combined population is approximately 17,112.

2.2.8. Finley and Kelseyville

The Finley and Kelseyville planning area is largely an agricultural valley that is located partially along the shores of Clear Lake and the western slope of Mt. Konocti, down to Sonoma and Mendocino counties on the southwestern border. It falls within the Cache Creek watershed. The Soda Bay/Rivieras/Buckingham planning area is bordered to the northeast, while the Lower Lake/Clearlake planning area is bordered to the west. Cobb Mountain planning area is to the south, and the Scotts Valley and Lakeport planning area makes up the western boundary. Most of the planning area consists of private property, including Boggs Lake, which is owned by The Nature Conservancy and cooperatively managed with the California Department of Fish and Game.

This planning area includes the communities of Kelseyville and Finley. Most of the population is clustered in these two communities, with population density decreasing outside of these areas. The Kelseyville FPD provides emergency fire and medical services. Aside from the rural residential areas, this is one of the county's thriving agricultural areas. For example, Kelseyville is known as the pear capital of the world. Pears, walnuts, and wine grapes are all cultivated here. The estimated population is 6,000.

2.2.9. Cobb Mountain

The Cobb Mountain planning area is located in southwestern Lake County, along the Sonoma County line. The area falls within the Cache Creek and Upper Putah Creek watersheds. The Kelseyville/Finley and the Soda Bay/Rivieras/Buckingham planning areas are bordered to the north, with the Lower Lake/Clearlake planning area to the east, and the Hidden Valley/Middletown area to the southeast. The Cobb Mountain area includes the state-managed 3,493-acre Boggs Mt. State Demonstration Forest, as well as The Geysers geothermal plants. The South Lake County and the Kelseyville FPD provide emergency fire and medical services to the area.

Cobb Mountain planning area is sparsely populated, and includes the communities of Cobb, Loch Lomond, The Geysers, and Hobergs. It contains some of the most forested landscape in the county, as well as higher elevations. County and out-of-county residents own second homes and cabins here. It contains some of the county's oldest resorts and inns, providing tourism opportunities. The combined population is approximately 2,000 or more residents.

2.2.10. Hidden Valley and Middletown

The Hidden Valley/Middletown planning area is the southernmost of the ten planning areas, and falls within the Upper Putah Creek watershed. The area around Hidden Valley is known as Coyote Valley. The Lower Lake/Clearlake planning area makes up the northern boundary, while the Cobb Mt. area is bordered on the west. Sonoma and Napa Counties are bordered to the south and east.

Most of the area is within private ownership, including the approximately 16,000-acres of Langtry Farms and Guenoc Winery that reside within Lake County. The BLM also manages some land here. Emergency fire and

medical services are provided by the South Lake County FPD, and CAL FIRE maintains its largest presence within Lake County in this planning area.

The communities of Hidden Valley, Middletown and Anderson Springs are located here, all of which have their own unique flavor. Hidden Valley/Coyote Valley consists mostly of suburban development, and is more densely populated. The Middletown area is the southernmost community in the county, and resides along the junction of Highway 175 and 29. Several wineries, as well as the Twin Pines Casino, are found within Middletown. The Anderson Springs area is remote and contains many older wooden cabins, hot springs, and resorts. Most of the population is found clustered within these three communities. This planning area contains the popular resorts of Harbin Hot Springs and Ettawa Springs. The population becomes sparse further away from the town centers. The combined population is approximately 8,820 or more residents.

2.3. Process and Plan Development

A community-intensive process was used in the development of this Community Wildfire Protection Plan (CWPP), to ensure maximum resident and stakeholder input.

2.3.1. Community Meetings

An initial community meeting was held in Lakeport on August 21, 2008 at Lake County Courthouse to introduce interested community and agency members to the Lake County CWPP project and the reconstituted Lake County Fire Safe Council. Speakers at that meeting included:

- *Denise Rushing*, Lake County Board of Supervisors
- *Pat Frost*, California Fire Safe Council
- *David Henderson*, South Lake Fire Safe Council
- *Jeff Tunnell*, Bureau of Land Management
- *David Jaramillo*, ForEverGreen Forestry

Community/Neighborhood Meetings

One of the goals in developing the Lake County CWPP was to educate residents regarding fire safety and defensible space. Therefore, the planning process was designed to maximize public education and participation. A series of ten community meetings were held in various locations throughout the county. An additional meeting for Lake Pillsbury residents was organized out of the first meeting and held on November 3rd. The community meetings were held in the following locations in October 2008. Approximately 140 people attended the meetings.

Figure 2-1. CWPP Community Meeting Schedule

Date & Time	Communities	Location
Monday, October 20, 6:30 pm	Lake Pillsbury, Blue Lakes, Upper Lake	Odd Fellow’s Hall 9480 Main St., Upper Lake
Tuesday, October 21, 6:30 pm	Hidden Valley, Middletown	Calpine Visitors Center 15500 Central Park Rd., Middletown
Thursday, October 23, 6:30 pm	Lakeport, Scotts Valley	Scotts Valley Women’s Clubhouse 2298 Hendricks Rd., Lakeport
Friday, October 24, 6:30 pm	Nice, Lucerne	Lucerne Alpine Senior Center 10 th & Country Club Dr., Lucerne
Saturday, October 25, 2:00 pm	Cobb Mountain	Cobb Mt. Lions Club Community Center 15790 Bottle Rock Rd., Cobb
Sunday, October 26, 2:00 pm	Spring Valley, Double Eagle	Spring Valley Home Owners’ Association 3000 Wolf Creek Rd., Clearlake Oaks
Monday, October 27, 6:30 pm	Jago Bay, Lower Lake, Clearlake	Brick Hall, 16374 Main St., Lower Lake
Tuesday, October 28, 6:30 pm	Glenhaven, Clearlake Oaks, Paradise Valley, Kono Tayee	Live Oak Senior Center 12502 Foothill Blvd., Clearlake Oaks
Wednesday, October 29, 6:30pm	Soda Bay, Rivas, Buckingham	Riviera Elementary School Cafeteria 10505 Fairway Dr., Kelseyville
Thursday, October 30, 6:30 pm	Finley, Kelseyville	American Legion Hall Gaddy Lane & 2 nd St., Kelseyville

The following agenda was used at all of the community meetings.

Community Fire Safe Planning Meeting, Sample Agenda

1. Introductions (15 minutes)
2. Fire safety, defensible space, and local fire protection (Jeff Tunnell, Tracy Katelman, Local Fire Chief – 50 minutes)
3. Neighborhood fire history (10 minutes)
4. Mapping Exercise (55 minutes)
 - a. Identify values and assets at risk
 - b. Identify high-risk and high-hazard areas
 - c. Local Fire-Fighting Resources
 - d. Developing projects to reduce identified risks; Prioritize projects
5. Lake County Fire Safe Council (5 minutes)
6. Close (5 minutes)

2.3.2. Community Outreach

Outreach regarding the CWPP and the new Fire Safe Council was done jointly. A series of articles and ads were run in local media from August through October 2008. A website was developed for the Plan and the Fire Safe Council on the county's website: www.co.lake.ca.us/FireSafeCouncil.htm.

2.3.3. Public Review and Input

In addition to the meetings that generated local data, there were several opportunities for public input to this document. An Internal Review Committee (*see Figure 2-2 below*) made up of a variety of Lake County residents participated in the first review of the document between January and March 2009. This was primarily a virtual, web-based process.

An Internal Review Draft was prepared for the Internal Review Committee, Lake County Fire Safe Council, the County of Lake, the six Fire Protection Districts, and the cities of Clearlake and Lakeport on March 1, 2009. Comments were incorporated from that review and a Public Draft was published on May 13th. Copies of the Public Draft were distributed on CD and via the Internet, with hard copies available for review throughout the county. A public meeting was held in Lakeport on June 8, 2009 with 36 participants. Public comments were received on July 1st, and the final CWPP was published in August 2009.

In addition to the many community members who participated in the process of this Plan, several individuals and organizations contributed to its creation. The Working Group, who actively oversaw the creation of the CWPP, is listed below.

2.3.4. CWPP Working Group

A Working Group was established to oversee development of this Plan and to ensure its compliance as a Community Wildfire Protection Plan. The purpose of the committee was:

- to provide oversight to the Lake County CWPP process,
- to meet the requirements of Community Wildfire Protection Plans (CWPP) of the National Fire Plan,
- to ensure that the Plan meets the needs of all sectors of Lake County in terms of fire safety and prevention.

Lake County CWPP Working Group Members:

- Denise Rushing, County of Lake, Supervisor
- Linda Juntunen, Lake County Fire Safe Council, Coordinator
- Jeff Tunnell, Bureau of Land Management, Fire Mitigation and Education Specialist
- Linda Green, CAL FIRE, Battalion Chief
- Tracy Katelman, ForEverGreen Forestry, Project Coordinator
- David Jaramillo, Project Assistant
- Mireya Turner, County of Lake

2.3.5. CWPP Community Internal Review Committee

As mentioned above, a committee of community members from various disciplines was invited to participate in the CWPP review. The committee provided comments from January 2009 until the final approval of the Plan.

Review committee members were chosen to represent all stakeholder groups in the planning area, including local government, CAL FIRE, local fire agencies, Fire Safe Councils, state and federal land management agencies, tribal organizations, industry, and non-profit organizations. Oversight of the planning process by this committee helped ensure that the Plan meet the collaboration requirements of a CWPP.

Figure 2-2. Community Internal Review Committee

Name	Affiliation
Clelia Baur	Lake County Planning Commissioner
Julie Berry	Clear Lake Riviera Homeowner’s Association
Paula Britton	Habematolet Pomo of Upper Lake
Greg Dills	Resource Conservation Districts
Doug Gearhart	Air Quality Management District
Greg Giusti	University of California, Cooperative Extension
Linda Green	CAL FIRE
David Henderson and Bruce Anderson	South Lake Fire Safe Council
Jared Hendricks	Hendricks Ranch
David Jezek	Lake County Community Development
Linda Juntunen	Lake County Fire Safe Council
Joe Koschik	USDA Mendocino National Forest
Erica Lundquist	Agriculture
Madelyn Martinelli	South Lake Fire Protection District
Jeff Rein	Lake County Administrative Office
Jim Robbins	Lake County Fire Chiefs Association
Denise Rushing	Lake County Board of Supervisors
Korinn Smith	USDA Natural Resources Conservation Service
Jeff Tunnell	USDOI Bureau of Land Management
Jerry Wilson	Lake County Office of Emergency Services

Map 2-1. Planning Areas