



Assessment Report

Smokey Bear
1212 Station Ridge Road

Wildfire Mitigation Specialist:
Abby Silver

Assessment Date:
June 15, 2016

Deadline for Financial Award:
June 15, 2017

Thank you for participating in Wildfire Partners.

By taking part in your assessment and acting to reduce your risk, you are serving as a positive example for others in your community. Your leadership and stewardship will help create a positive change and build a more resilient community. Wildfire Partners is here to support you as you work to implement the following key messages that were stressed during your home assessment.

Key Messages

- Take Personal Responsibility
- Implement Your Individual Action Plan
- Work With Your Neighbors
- Actively Maintain Your Mitigation
- Understand There Are No Guarantees

www.WildfirePartners.org

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(303) 441-1420

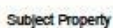


REDZONE



Smokey Bear
1212 Station Ridge Road, Boulder

Legend

 Zone 1
30ft Buffer Zone 2
100ft Buffer

Neighbor Zone 2
100ft Buffer

2014 Aerial Imagery

Property Information

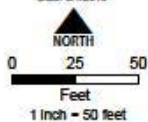
Year Built: 1979
Roof Age: 1979
Lot Size: 2 ac

Aspect = NW

Aspect – NW
Aspect is a calculated average based on a 500 ft buffer of the subject property.

Distance to Nearest Structure: 220 ft




Date: 9/1/2015



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www.bouldercounty.org/mapdisclaimer

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WILDFIRE MITIGATION CHECKLIST

-  Good Job! No mitigation is necessary at this time.
-  Mitigation is recommended in this area.
-  Mitigation is required to obtain certification.
- ↓ ↓ ↓







For details and photographs of the required and recommended mitigation, please see the page numbers listed.

Check this box when completed.






ROOF & EAVES (Page 5)

- | | | | |
|---|--------------------------|---|--|
|  | <input type="checkbox"/> | <input type="checkbox"/> | The roof edge is free of gaps and protected from ember penetration. |
|  | <input type="checkbox"/> | <input type="checkbox"/> | The roof covering is free of openings, cracks, and gaps. |
|  | <input type="checkbox"/> | <input type="checkbox"/> | Dormers and other complex features are properly mitigated. |
| <input type="checkbox"/> | <input type="checkbox"/> |  | Remove combustible debris. <input type="checkbox"/> |
|  | <input type="checkbox"/> | <input type="checkbox"/> | The roof edge is protected by metal flashing and gutters are noncombustible. |
|  | <input type="checkbox"/> | <input type="checkbox"/> | The eaves are properly mitigated. |

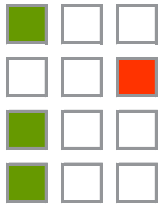
EXTERIOR WALLS, SIDING, & OPENINGS (Page 6)

- | | | | |
|---|--------------------------|---|--|
| <input type="checkbox"/> | <input type="checkbox"/> |  | Use caulk to fill all holes and gaps where embers may lodge or penetrate. <input type="checkbox"/> |
|  | <input type="checkbox"/> | <input type="checkbox"/> | All vents are properly mitigated. |
|  | <input type="checkbox"/> | <input type="checkbox"/> | All single-pane windows are properly mitigated. |
|  | <input type="checkbox"/> | <input type="checkbox"/> | Overhangs and other exposed areas are properly protected. |
|  | <input type="checkbox"/> | <input type="checkbox"/> | All other openings are properly mitigated. |
|  | <input type="checkbox"/> | <input type="checkbox"/> | The garage door is properly mitigated. |

DECKS, PORCHES, & STRUCTURE ATTACHMENTS (Page 7)

- | | | | |
|---|--------------------------|---|--|
| <input type="checkbox"/> | <input type="checkbox"/> |  | Retrofit the fence so it ends with a noncombustible material. <input type="checkbox"/> |
|  | <input type="checkbox"/> | <input type="checkbox"/> | The area where the deck attaches to the structure is protected from ignition. |
|  | <input type="checkbox"/> | <input type="checkbox"/> | The deck boards are in good condition. |
|  | <input type="checkbox"/> | <input type="checkbox"/> | Your Specialist did not identify combustible material on your deck. |
|  | <input type="checkbox"/> | <input type="checkbox"/> | All other structural attachments are properly mitigated. |

NONCOMBUSTIBLE ZONE 1A (0-5 feet) (Page 8)



Zone 1A has a noncombustible surface extending around the structure.

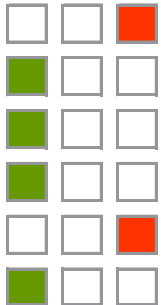
Remove combustible live or dead vegetation.

☐

Landscape timbers are properly mitigated.

The areas under decks and home extensions are free of combustible material.

ZONE 1 (5-30 feet) (Page 9)



Remove all marked trees.

☐

Pine needles and dead grasses are removed from the base of trees.

Ground junipers and juniper trees are properly mitigated.

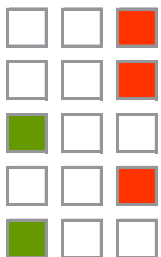
Shrubs are well-spaced and removed from the drip line of “keep” trees.

Mow grasses and weeds to a maximum height of less than 6 inches.

☐

Zone 1 is free of heavy accumulations of surface fuels.

ZONE 2 (30-100+ feet) (Page 10-11)



Your Zone 2 was extended beyond 100 feet.

☐

Remove all marked trees.

☐

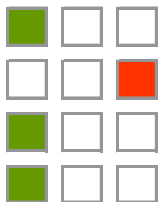
Shrubs are well-spaced and removed from the drip line of “keep” trees.

Remove branches 6-10 feet from the ground or 1/3 the height of “keep” trees.

☐

Zone 2 is free of heavy accumulations of surface fuels.

ACCESSORY STRUCTURES & PERSONAL PROPERTY (Page 12)



Accessory structures in Zone 1 are properly mitigated.

Relocate firewood piles 30 feet from all structures with 10 feet of clearance.

☐

Propane tanks are clear of all combustible debris and vegetation.

All other combustible items around the home are properly mitigated.

EMERGENCY PREPAREDNESS (Page 14)



Install an address marker that is clearly visible from both directions on the road.

☐

ROOF & EAVES ASSESSMENT

REQUIRED

Debris:

Remove combustible debris from your gutters.

Specialist's Comment:

Skylight and solar panels are clean.

Notes:



This sample Wildfire Partners Assessment Report is a collage containing pictures and text from many different reports. In an actual report, all the pictures are from the same property, the comments and notes correspond directly to the adjacent pictures, and the mitigation messages are consistent and easy to understand. Approximately two-weeks after the report is emailed to the homeowner, the Wildfire Mitigation Specialist contacts the homeowners to inquire if they have any questions about the report, the program, and their next steps.

EXTERIOR WALLS, SIDING, & OPENINGS ASSESSMENT



REQUIRED

Siding Condition:

The condition of your siding is increasing its vulnerability to ignition. Use caulk to fill all holes, gaps, and other areas where embers may lodge or penetrate into the walls.

Specialist's Comment:

Minor repairs to the siding are necessary to close gaps. Install an outlet cover to prevent embers from penetrating the wall.

Notes:



DECKS, PORCHES, & STRUCTURE ATTACHMENTS ASSESSMENT

REQUIRED

Fence:

Retrofit your fence so it ends with a noncombustible material, like masonry or metal. Tip: A metal gate or fence attached to the existing combustible fence on one side and the exterior siding on the other is an effective solution.

Specialist's Comment:

N/A

Notes:



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NONCOMBUSTIBLE ZONE 1A ASSESSMENT (0-5 feet)

REQUIRED

Vegetation:

Remove combustible live or dead vegetation from this area and keep it free of anything that can support combustion.

Specialist's Comment:

As I emphasized during your assessment, the large amount of vegetation up against your house represents one of your greatest risks.

Notes:



ZONE 1 ASSESSMENT (5-30 feet)



REQUIRED

Conifers:

Remove all marked trees in Zone 1.

Specialist's Comment:

Ten trees were marked.

Notes:



REQUIRED

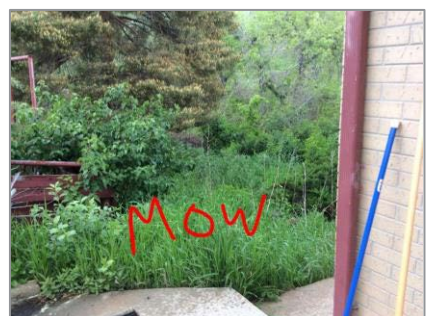
Grasses:

Mow grasses and weeds to a maximum height of less than 6 inches in all of Zone 1. Tip: Mowing is especially critical in the fall when grasses dry out.

Specialist's Comment:

Mow 15 to 20 feet around the structure keeping grasses below 6 inches. This is ongoing maintenance. This will limit flame intensity as it approaches the structure.

Notes:



ZONE 2 ASSESSMENT (30-100+ feet)

REQUIRED

Zone 2 Extension:

Your Wildfire Mitigation Specialist extended your Zone 2 beyond 100 feet. Please see the Specialist's Comment.

Specialist's Comment:

On two sides, Zone 2 extends only to the property boundary (South) and fence (East) along the Peak to Peak Highway. On the North side, Zone 2 extends approximately 150 feet to a small swail marked by orange flagging.

Notes:



REQUIRED

Conifers:

Remove all marked trees in Zone 2.

Specialist's Comment:

We marked approximately 25 to 30 trees. As we discussed, many of the trees are heavily infested with dwarf mistletoe and should be removed for forest health, as well as, wildfire mitigation reasons.

Notes:





REQUIRED

Low Limbing:

On all retained trees, remove all branches within 6-10 feet of the ground. Tip: Avoid removing branches from more than 1/3 the height of the tree because it could jeopardize the tree's health.

Specialist's Comment:

Remember, as we discussed during the assessment, removing these "ladder" fuels will help prevent the fire from climbing into the crowns of trees.

Notes:



ACCESSORY STRUCTURES & PERSONAL PROPERTY ASSESSMENT

REQUIRED

Firewood:

Your main firewood pile is located in a poor location. Relocate it to an open location so it is uphill or on the same elevation and at least 30 feet away from all other structures. It should also have 10 feet of clearance between it and the next closest conifer branches. Tip: For extra protection, store it on a large noncombustible surface.



Specialist's Comment:

N/A

Notes:



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HOMEOWNER'S INSURANCE

Adequate Insurance: In order to determine if you are adequately insured, start by evaluating your Homeowners Insurance Coverage A policy limit. You will need to know the size of your home and the cost of rebuilding it. To determine the cost of rebuilding, obtain an estimate from a local contractor who is familiar with the current costs of rebuilding a home similar to yours in your location in Boulder County. (The cost of rebuilding your home is different than its current value.) If you are unable to obtain an estimate, you can also use the figure of \$200 to \$400 per square foot depending on the type of home.

To determine if your Coverage A is adequate, multiply the square footage of your home by your rebuilding cost per square foot. If this number is greater than your Coverage A limit, you should consider increasing this limit.

There are a number of other items in your insurance policy that you should review. Boulder County produced a video to help residents with insurance. Watch it here: www.youtube.com/watch?v=MMNtlzITsbg&feature=c4-overview-vl&list=PL034D4EED3629C14A. For more information, visit The Rocky Mountain Insurance Information Association at www.rmiia.org and United Policy Holders at www.uphelp.org.

Home Inventory: Create an inventory of your personal property now. If you lose everything you own in a fire, it will be difficult to remember what you lost. You can download free home inventory software at www.rmiia.org/Homeowners/Walking_Through_Your_Policy/Home_Inventory.asp.

EMERGENCY PREPAREDNESS



RECOMMENDED

Address Marker:

Install an address marker that is clearly visible from both directions on the road. Reflective signs can be ordered for free from Boulder County Land Use. Tip: Signs should be mounted on noncombustible metal t-posts. Use white reflective letters mounted on a green background (some Fire Protection Districts prefer a different background color). If multiple homes are on one drive, use multiple signs to clearly indicate where your home is located.

Specialist's Comment:

Adding a green reflective sign in front of driveway will aid emergency responders in an emergency situation. These are available at hardware stores and online.

Notes:

Evacuation: You and your family should plan for and practice how you will evacuate during a wildfire. The fire season is now a reality throughout the year in Colorado, which means that both firefighters and residents have to be on alert for the threat of wildfire at all times.

Belongings: Prepare a written list of items to take with you as well as an evacuation kit. Without a list, it is easy to forget items such as family heirlooms, important documents, and valuables. Evaluate how much time you have to evacuate prior to gathering these items – some situations will require immediate evacuation.

Your evacuation kit should be individually tailored to meet the basic survival needs of your family for three days to a week. Store your emergency supplies in one location that is relatively safe, yet easily accessible if evacuation is required. Some items to consider include water, food, first aid kit, flashlight, medications, cash, tools, and sanitation items.

Notification: Sign-up to receive free emergency alerts (reverse 911) from the Boulder Office of Emergency Management. The emergency alert program allows residents to be notified by cell phone, home and work phones, text messaging and e-mail. Register for free at www.boulderoem.com under "Sign Up for Emergency Messages."

Communications: Plan for how you and your family will stay in contact and where you would meet if separated during a wildfire. Do not rely on conventional forms of communication during an emergency. Having redundant forms of communication can help assure that your family will be able to quickly reunite should the unexpected occur. Some tips include using text messages to communicate during times with high call-volumes, establishing a meeting location where your family can reconvene, and assigning an out-of-town contact to serve as a liaison between family members.

Pets: Plan for caring and evacuating your pets during an emergency. If you must evacuate, try to take pets with you. Be sure your pet has identification tags securely fastened to the collar, and keep a pet carrier and leash to secure your pet. For more information on pet preparedness, please see www.readycolorado.com/plan/animal-plan

COMMUNITY INVOLVEMENT

Neighbors: Talk to your neighbors about linking your mitigation efforts. You may have several valid reasons why you are reluctant to talk or work with your neighbor. However, we encourage you try. The success of your mitigation efforts may depend upon it. Positive connections between active and engaged neighbors help create resilient communities.

Wildfire Mitigation Community Programs and Slash Disposal Options: There are many ongoing efforts in Boulder County to learn about and join.

Saws and Slaws: Short for chainsaws and coleslaws—is a group of mountain folk who celebrate living in the Rockies by purposefully working to mitigate fire risk around our homes then feasting together as neighbors. Saws and Slaws is much more than a catchy name for mitigation activities, it's more like an old fashioned barn raising, or current day block party where friends and neighbors pool their efforts to help a fellow community member and then close their time together with good food (and sometimes home-made beer). Saws and Slaws can be easily replicated anywhere. Visit www.sawsandslaws.com to learn more.

Community Wildfire Protection Plans: Boulder County and 13 local fire districts have produced Community Wildfire Protection Plans (CWPPs). These plans contain a wealth of information on wildfire mitigation and have resulted in an enormous amount of work on the ground. If you have not read your district's or the county's plan, visit <http://csfs.colostate.edu/wildfire-mitigation/community-wildfire-protection-plans/>

Firewise Communities USA: The Firewise Communities/USA Recognition Program is a process that empowers neighbors to work together in reducing their wildfire risk. Using a five-step process, communities develop an action plan that guides their activities, while engaging and encouraging their neighbors to become active participants. Visit www.firewise.org to learn more. Firewise Communities in Boulder County include Lake of the Pines, the Town of Nederland, and the Sunshine Fire Protection District.

Boulder County Community Forestry Sort Yards: Boulder County has established two community forestry sort yards – in Allenspark and Nederland - to collect wood and slash from county residents. Area residents can drop off logs and slash from private land for no charge at either site. For more details include hours of operation and materials accepted visit www.BoulderCounty.org/ForestHealth.

October Wildfire Awareness Month: On September 6, 2011—the one year anniversary of the Fourmile Canyon Fire—Boulder County declared October as Wildfire Awareness Month. Activities during the month teach residents about wildfires and wildfire mitigation and encourage homeowners to take action. The month features tours, hikes, training, volunteer projects, chipping days, the Wildfire Mitigation Challenge, and key note addresses by the nation's leading wildfire scientists.

Boulder County Community Chipping Reimbursement Program: Every year since 1993, the county offers financial assistance to encourage mountain communities to conduct community chipping days. In 2014 funding was awarded to: Coal Creek Saws and Slaws, Crestview Estates, Four Mile Fire Protection District (FPD), Magnolia Rd (PUMA), Town of Nederland Saws and Slaws, Rocky Mountain FPD, St. Antons HOA, Sugarloaf FPD, and Sunshine FPD. To find out if there is discounted chipping in your area, contact Jim Webster at 720-564-2600. For more details visit: www.BoulderCounty.org/ForestHealth

Boulder County Forest Health Outreach Program and E-Newsletter: Boulder County's Forest Health program promotes forest sustainability through outreach and education with private landowners. Throughout the year, we offer forestry workshops and trainings on topics such as wildfire mitigation, bark beetles and forest ecology. The best way to stay informed about upcoming programs is to join the eNewsletter by visiting www.BoulderCounty.org/ForestHealth

Boulder County Parks and Open Space Volunteer Projects: Boulder County Parks and Open Space Department offers many volunteer forestry projects throughout the year. To view these projects, visit www.bouldercounty.org/jobs/vol/pages/posvolunteers.aspx

DISCLAIMER - THERE ARE NO GUARANTEES

While the purpose of the Wildfire Mitigation Assessment is to reduce the risk of fire damage to your home or property, following the recommendations in this Assessment does not guarantee prevention of such damage. Wildfire mitigation work around your home can give firefighters the best chance to defend and protect your property from wildfires, and can also substantially increase your safety and reduce the risk to life and property. However, wildfire is unpredictable and can be impossible to stop or control, regardless of what mitigation efforts you have taken. Wildfire Partners makes no warranties, guarantees or representations of any kind with respect to the effectiveness of any mitigation efforts you undertake in connection with your participation in the Wildfire Partners program.
