

APPENDIX C

Wildfire Protection / Fire Abatement Practices for Ridge Neighborhoods

Submitted by Ridge Community Wildfire Protection Committee

In March 2014, the Ridge at Eagle Crest Owners Association (RECOA) Board of Directors approved a set of wildfire protection and fire abatement practices to be carried out in all 10 Ridge neighborhoods. These practices were among those set forth in the Ridge Community Wildfire Protection Program (RCWPP), approved October 2013 and revised August 2014, to help support the effort in Ridge neighborhoods to reduce the risk of wildfire damage to property and increase fire safety.

In May 2016, representatives of the Community Wildfire Protection Committee (CWPC), Northview Community Services and Land Effects visited Creekside to assess the progress made to date in wildfire protection measures. Good progress was noted, but application of the practices was incomplete in many areas and was conducted only on irrigated common areas. Non-irrigated common areas were in desperate need of wildfire protection treatment.

In July 2016, Clara Butler, Deputy Fire Marshal of Redmond Fire and Rescue, visited Creekside to determine how a fire would be fought. She noted that the presence of fire hydrants would make fire-fighting easier, but there would be no fire engine access to the back of the structures. The dense vegetation in the back and between structures also would facilitate spreading of the fire and limit access. Butler emphasized that creating defensible space, pulling back bark mulch from combustible structures (e.g. foundation, decks, enclosures) and providing ash trays on decks should be top priorities.

These findings prompted a review and proposed update by the CWPC and Maintenance and Oversight Committee (MOC) to address the need to conduct wildfire protection and fire abatement practices in irrigated and non-irrigated Ridge neighborhood common areas. In accordance with RECOA Board direction, these areas were brought up to sustaining program compliance in 2016 and 2017.

Sustaining wildfire abatement practices will now be accomplished as part of annual landscape maintenance in neighborhoods as needed prior to the wildfire season, but no later than July. The CWPC and the MOC are prepared to advise and support the RECOA Board, the Northview Community Services Team and contracted wildfire protection and maintenance landscapers as this work proceeds.

The following wildfire protection and fire abatement practices shall be implemented in irrigated and non-irrigated common areas of Ridge neighborhoods (Creekside, Desert Sky, Highland Parks, Vista Rim, Eagle Creek, Forest Ridge, Forest Greens, The Falls, Eagle Springs, Scenic Ridge) to establish and maintain a sustained wildfire protection condition. The maintenance items listed A through I (shaded section) are sustaining wildfire abatement practices.

RIDGE COMMUNITY WILDFIRE PROTECTION PROGRAM

Ridge at Eagle Crest Owners Association Board of Directors
Amended and Adopted on March 22, 2018

- A. No bark or other flammable mulch shall be used within eighteen (18) inches of a property structure (house, townhome, deck, propane tank enclosure, etc.) when flammable materials of a structure are at or near the ground level. Use soil, stone or other non-flammable material near structures.
 - B. Wherever practical, trim flammable trees (juniper, pine, spruce, etc.) and encroaching deciduous trees at least five (5) feet from structures, including roofs, enclosures and decks. Weeping Blue Atlas Cedars in front of several Creekside units are exempt.
 - C. Remove flammable ornamental shrubs and grasses (mugo pine, arborvitae, fountain grass, etc.) to include those beneath and out to three (3) feet beyond the tree canopy (tree width) dripline of flammable trees.
 - D. All trees shall be maintained substantially free of deadwood to a minimum of four (4) feet above ground level.
 - E. Roofs, gutters, fireplace vents, propane meters, utility boxes, the areas under decks and around the foundations and under eaves of structures shall be maintained free of flammable trees, shrubs, dry leaves and other flammable debris.
 - F. Remove flammable trees and shrubs that are within fifteen (15) feet of structures including decks, propane tank enclosures, etc.
 - G. Soon after removal, plant fire resistant vegetation to replace some of the removed flammable trees and shrubs.
 - H. Remove small junipers or other flammable vegetation growing up into the canopy of larger junipers. Annually or as needed, prune and maintain non-irrigated areas.
 - I. Cut and remove flammable shrubs (bitterbrush, sagebrush, rabbitbrush, dwarf evergreens, etc.) to include those beneath and out to 3 feet beyond the tree canopy dripline of flammable trees. Grasses under trees shall be mowed or trimmed to 4 inches in height and out to 3 feet beyond the tree canopy dripline. All debris shall be removed from the site.
- J. Cut and remove junipers that are less than six (6) inches in diameter, measured one (1) foot above the ground, to protect the health of older, larger trees.
 - K. Dense patches of flammable shrubs shall be thinned to leave a mosaic pattern of no more than fifty (50) percent of shrub ground coverage. As a goal, thin out to achieve shrub separation of twice shrub height. Give shrub removal emphasis to dead or woody (decadent) shrubs.
 - L. Limb-up flammable trees twenty (20) feet or more in height 4 feet above the ground. Limb-up flammable trees less than 20 feet in height to approximately 20 percent of the tree's height.
 - M. Thin larger juniper trees so as to achieve approximate spacing of ten (10) feet or more between tree canopies. A cluster of junipers may be retained if other surrounding tree canopies are more than 15 feet away. Trees shall be cut to leave a stump no higher than 4 inches.

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