

Alpine Lakes Ranch

Alpine Meadows Community Assessment

5 May 2017

Introduction:

The Alpine Lakes Ranch Community Assessment process began over a year ago with an initial on-site meeting with Colorado State Forest Service, U.S. Forest Service, Pagosa Fire Protection District, and Firewise partners to define the Wildland-Urban Interface (WUI). At this meeting it was determined that it was best to subdivide Alpine Lakes Ranch into several sections for the Community Assessment process as the size and natural diversity on the Ranch was too cumbersome for one document. This initial Community Assessment describes conditions in the Alpine Meadows area of Alpine Lakes Ranch located on the eastern side of Hwy 84. This section of the Ranch is accessible through traveling on Trophy Lake Place (see map).

Define Community: Alpine Meadows subdivision of Alpine Lakes Ranch (ALR) has a forest ecosystem consisting of the following species: Ponderosa Pine, Gambel Oak, Narrowleaf Cottonwoods, Aspen, Rocky Mountain Juniper, Black Hawthorn, Chokecherry and various shrubs and low lying vegetation. Meadows and pasture occupy approximately 25% of the area in Alpine Meadows. Two lakes, Spence and Sappington serve as surface water storage for summertime irrigation of pastures. There are 25 Ranch style homes, 3-15 years old, maintained gravel access roads. During the summer months cattle and horse grazing occur in meadows and pastures. All utilities are underground (electrical, water and telephone. Minimum parcel size is 35 acres, so homes are rather dispersed throughout the region. There is a single access/egress gravel road to Hwy 84 from Alpine Meadows. Alpine Meadows is surrounded by San Juan National Forest outside the perimeter fencing on three sides. Elevations range from 7600-8250 feet.

Likely wildfire ignition sources are from either natural (e.g. lightning strikes) or man induced (e.g. homeowners open burning, campfires, chainsaws, ATV's). Some areas of Alpine Meadows have rather steep terrain, dense tree cover and ladder fuels.

National Forest

Chuck Wagon Court

Cattle Trail Place



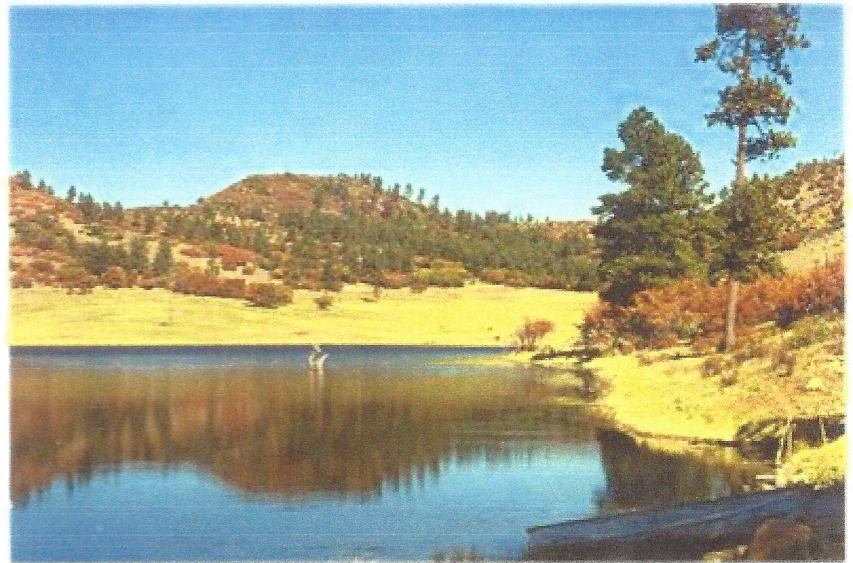
LEGEND
□ Home

Cattle Trail Place

National Forest

National Forest

Boone Cabin Court



Trophy Lake Place

Solitude Place

National Forest



Legend
■ Fire Fighters
Box

National Forest

Bugling Acres Court

Regal Pines Court

Sappington Lake

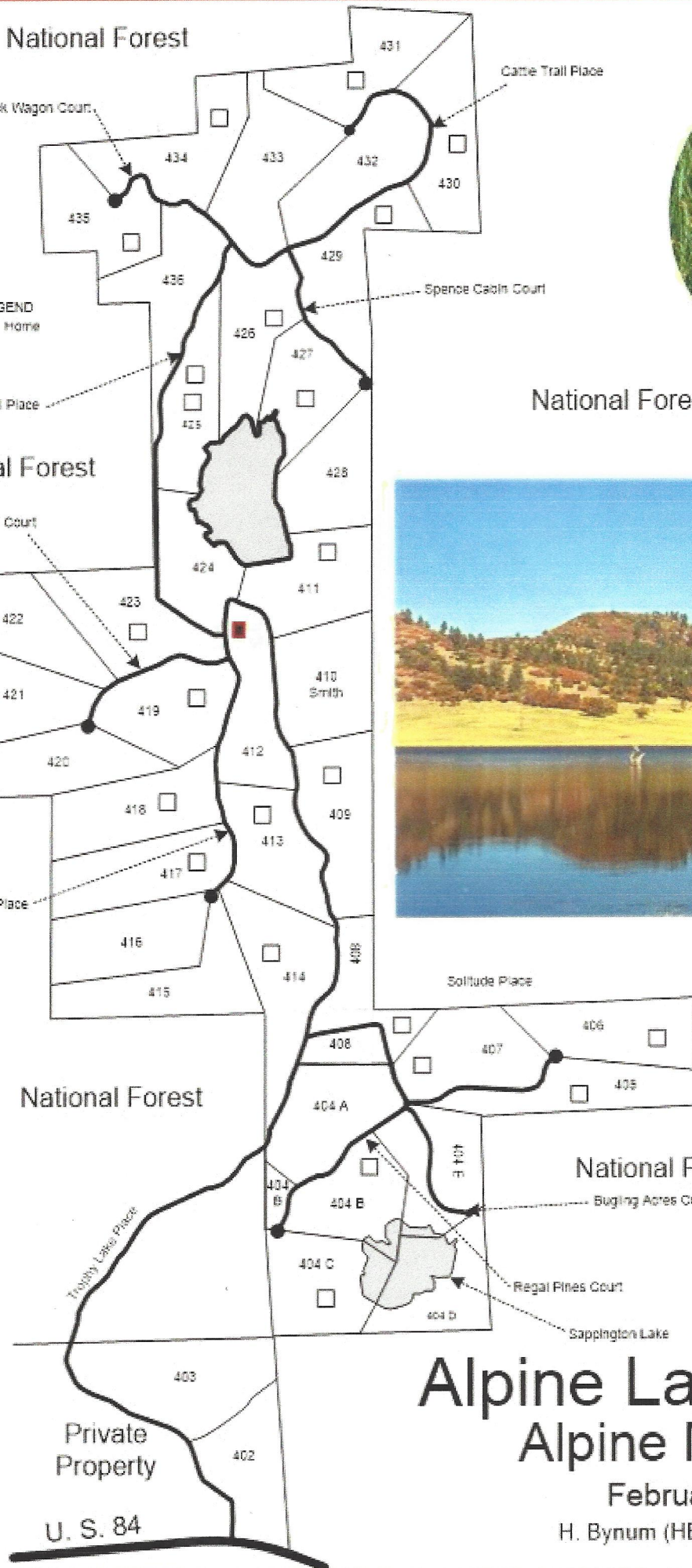
Alpine Lakes Ranch Alpine Meadows

February, 2014

H. Bynum (HBynum2@aol.com)

Private
Property

U. S. 84



Past and current wildfire preparedness include: ongoing forest thinning and ladder fuel reduction by individual property owners; ongoing efforts to raise Firewise awareness; POA Board of Directors strongly support the Firewise Program; ALR website includes Firewise information; most homes are defensible due to mitigation/thinning efforts. We've recommended to property owners in Alpine Meadows to trim vegetation around signs, J-boxes and house numbers. There are no wooden shake or shingle roofs in Alpine Meadows structures.

Defensible space zones/Forest Fuels: Most homeowner's have created defensible space around homes and along driveways in Alpine Meadows. There are significant ladder fuels (Gambel Oak & shrubs) on adjacent USFS land and steep hillsides on ALR properties. Wildfire mitigation efforts are required on a few properties in Alpine Meadows. Some USFS adjacent lands have mitigated firebreaks and forest thinning along ALR boundaries with San Juan National Forest.

A recent site visit by firefighting professionals in Pagosa Springs (USFS & Pagosa Fire District Wildland Specialist) identified three safety areas in Alpine Meadows: 1) Sappington Lake cul-de-sac and lake shoreline, 2) Spence Lake shoreline areas and meadows, and 3) a large meadow area adjacent to the junction of Trophy Lake Place and Solitude Place (Prince's Meadow). See photos, enclosed)

Fire suppression resources available in Alpine Meadows include: shaded fuel breaks between Kinney Flats access roads and Alpine Meadows, available water in Spence and Sappington Lakes with helicopter bucket access. Challenges include 1) one access/egress gravel road to Hwy 84 and 2) ladder fuels present on some ALR properties and adjacent USFS lands.

Evacuation readiness in Alpine Meadows is being addressed by the following: Emergency phone tree calling list sent out in July 2016 to all property owners on

ALR; created a Firewise brochure specific to Alpine Lakes Ranch that details mitigation measures, emergency preparedness and evacuation procedures including evacuation of livestock was contained in the July mailing. We plan to continue Firewise information dispersal to property owners on a regular basis and especially at our annual meetings. All current Firewise information is also placed on our ALR website.

Plan of Action:

- 1) Notify all Alpine Meadows property owners of suggested safe zones during a wildfire incident
- 2) Continue outreach and education for wildfire mitigation to all property owners
- 3) Encourage new home builders to use Firewise construction plans and materials
- 4) Encourage electrical junction box clearing (especially oak)
- 5) Increase property owner awareness of available grants for forest thinning/wildfire mitigation efforts as they become available

From: tjpimages@aol.com
Subject: Alpine Meadows pictures
Date: Apr 7, 2017, 7:10:38 AM
To: jgrovhoug@gmail.com

Jeff,

Here are 5 pictures of Alpine Meadows.

Tom







