

Olivenhain Fire Safe Council | 2023

Community Wildfire Protection Plan





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PREFACE: WHAT IS A COMMUNITY WILDFIRE PROTECTION PLAN?

Community Wildfire Protection Plans (CWPPs) are blueprints for preparedness at the neighborhood level. They organize a community's efforts to protect itself against wildfire and empower citizens to move in a cohesive, common direction. Among the key goals of the Olivenhain Fire Safe Council CWPP, which was developed collaboratively by citizens, and federal, state and local management agencies, are to:

- Align with the local fire agency's cohesive pre-fire strategy, which includes educating homeowners and building understanding of wildland fire, ensuring defensible space clearing and structure hardening, safeguarding communities through fuels treatment, and protecting evacuation corridors.
- Identify and prioritize areas for hazardous fuel reduction treatment.
- Recommend the types and methods of treatment that will protect the community.
- Recommend measures to reduce the ignitability of structures throughout the area addressed by the plan.

Note: The CWPP is not to be construed as indicative of project "activity" as defined under the "Community Guide to the California Environmental Quality Act, Chapter Three, Projects Subject to CEQA." Any actual project activities undertaken that meet this definition of project activity and are undertaken by the CWPP participants or agencies listed shall meet with local, state, and federal environmental compliance requirements.

The Resource Conservation District of Greater San Diego County produced this report in partnership with the San Diego County Fire Safe Council. Funding is provided by a National Fire Plan grant from the Cooperative Fire program of the U.S. Forest Service through the California Fire Safe Council. In accordance with federal law and U.S. Department of Agriculture policy, this institution is prohibited from discriminating on the basis of race, color, national origin, sex, age, or disability.

SECTION I: SNAPSHOT OF THE COMMUNITY

Each community in San Diego County has a unique history and identity. Below is a description of what sets this area apart, including its landscape, preparedness, and firefighting resources.

A. OVERVIEW

Olivenhain is a historic, largely rural community located in the easternmost portion of the incorporated city of Encinitas, one of five communities that make up the city. Founded in the mid-1880s by German immigrants, on land originally occupied by the Diegueño Native Americans, Olivenhain today is approximately five square miles in area, with an estimated population of almost 6,200. The built environment consists of some 2,294 housing units in planned subdivisions and on rural residential parcels. A limited number of commercial and public facilities, including a memory-care facility, schools, day care, two small shopping centers, three public parks (one equestrian) and privately held grounds with several historic structures, including the 1895 Meeting Hall and 1885 Germania Hotel, also serve the community. The Meeting Hall and the Bumann Ranch, which is located in the eastern part of the community, are both listed on the National Register of Historic Places.

Housing in Olivenhain primarily consists of single-family custom homes with relatively large lots ranging from 0.5 acres to 5 acres. An estimated 382 horses live on ranchettes and in organized stables (as of February 2023). To serve the riding culture of the area, equine paths are found along many of the roadways and in the open spaces.

Because of Olivenhain's agrarian roots, many of the streets originated as long, meandering ranch roads without planned access or egress routes to serve what has become a suburban housing district. Rancho Santa Fe Road, the primary corridor bisecting the community, consists of two lanes, mostly with little or no shoulder, and with seven stop signs. It is used as a cut-through route for traffic to and from San Elijo Hills and beyond, and during rush hour it is routinely backed up with more traffic than the road has the capacity to handle.

Invasive and highly flammable eucalyptus trees, various species of conifer, and several varieties of chaparral have formed a continuous fuel bed that stretches west from Harmony Grove, San Marcos, and Escondido into Olivenhain. Extremely dense fuels choke Escondido Creek and tributary drainages east of Rancho Santa Fe Road, bifurcating the community. High fuel loading, combined with the seasonal wind events common to Southern California, have warranted the Very High Fire Hazard Severity Zone designation assigned to most of the community.

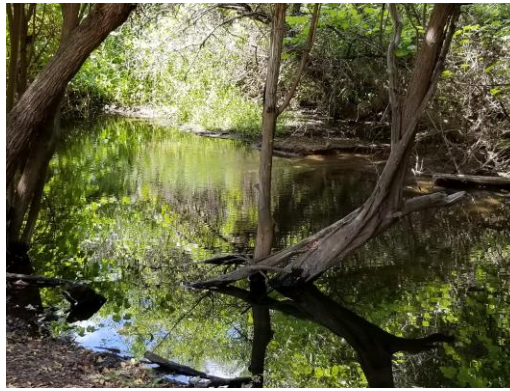
Vulnerable populations include Ranch View Senior Assisted Living, Village Bloom Child Development Center and Children's Garden Childcare. There are also many seniors living in Olivenhain.

B. LANDSCAPE

TOPOGRAPHY

Olivenhain is the easternmost community of Encinitas, which is located in coastal north San Diego County. The topography tends to be rolling, and most streets are narrow and wind through the hills.

The Escondido Creek drainage passing through the community is a wetland habitat with strict fuel management constraints. It has an extremely high concentration of various and unmanaged vegetative fuel types, with high dead-to-live canopy/crown content and large tons per acre of fire loading. There are large expanses of unmanaged chaparral and other brush species of vegetation present across the landscape, often intermixed and inside of developed residential neighborhoods. Chaparral, brush and scrub vegetation communities do not appear to be subject to standard Wildland-Urban Interface Zone fuel management practices, providing direct linkages for fire propagation from natural vegetative fuels to adjacent structural fuel packages. Much of the community has a substantial number of flammable tree species planted in proximity to, and often overhanging, residential and commercial buildings. Fuel modification and defensible space construction and maintenance around residential and commercial buildings is marginal in some areas.



Two views of Escondido Creek in Olivenhain

FIRE HISTORY

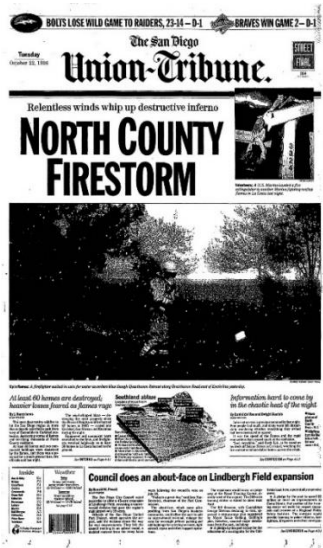
According to the San Diego CAL FIRE Burn History Maps, there has not been a major fire inside Olivenhain since the 1910 to 1929 era. The city of Encinitas Emergency Preparedness—Identified Hazards webpage notes that recent and historical wildfire events occurred in Olivenhain in 1943, 1980 and 1996.

In October 1943, a fire began near Lake Hodges and burned west into Olivenhain and beyond, destroying ranches, homes and livestock. During the 1970 Laguna Fire in eastern San Diego County, a 500-acre brush fire east of Encinitas threatened the community before it was stopped at El Camino Real. (No information is available about the 1980 fire.)

In October 1996, the Harmony Grove Fire started near the intersection of Harmony Grove and Elfin Forest Roads during Santa Ana wind conditions. The fire, which burned for three days, scorched 8,600 acres and destroyed 100 homes across North County and crossed Rancho Santa Fe Road on its southwest perimeter and burned into the La Costa sub-community of the city of Carlsbad. An estimated 3000 people were evacuated ahead of the flame front, clogging Rancho Santa Fe Road in the process. Four homes in Encinitas were burned during this incident.

The Harmony Grove Fire would have entered the Olivenhain area had the initial northeast Santa Ana wind conditions continued throughout the burning period. However, the winds shifted as the fire approached the community and directed fire away from the area and into the southern areas of Carlsbad. In doing so, the northbound evacuation routes were overrun and blocked by the flame front.

On October 21, 2007, the Witch Creek Fire started in the Witch Creek area near Santa Ysabel during a Santa Ana Wind event. The fire burned in a southwesterly direction, crossed over Interstate 15, causing significant damage in Lake Hodges, Del Dios and Rancho Santa Fe. While not directly impacting Encinitas, the fire burned to the southeast of the Olivenhain community, covering 247,800 acres, destroying 1852 buildings and forcing the evacuation of approximately 500,000 people, including Olivenhain and 200,00 in the City of San Diego.



Harmony Grove fire, 1996
(Photo courtesy of Richard Bumann)

KEY INFRASTRUCTURE

- **Water systems:** Olivenhain Municipal Water District; some homes are on septic systems.
- **Waterways:** Escondido Creek, which connects to the San Elijo Lagoon; Copper Creek, a tributary of Escondido Creek
- **Historic Sites:** Olivenhain Meeting Hall, Germania Hotel and Lickert Shanty (all on same property); Bumann Ranch; Olivenhain Pioneer Cemetery, Cole family farmhouse
- **Parks:** Little Oaks Equestrian Park, Wiro Park, Sun Vista Park, San Elijo Lagoon Trail, Manchester Preserve
- **Schools:** Olivenhain Pioneer Elementary (in Carlsbad but serves Olivenhain students), Rhoades School, Encinitas Country Day School (two campuses), Diegueño Middle School (in Village Park adjacent to Olivenhain; serves Olivenhain students)
- **Businesses:** Rancho Santa Fe Shopping Center, Olivenhain Platz strip mall, 770 Rancho Santa Fe Road (houses Encinitas Fire Station 6), professional buildings/practices, numerous home-based businesses
- **Residential structures:** An estimated 2,294 housing units, most of which are single-family homes, and many of which are on large multi-acre parcels. There are also 105 townhomes, primarily duplexes, on Via de Caballo in the Val Sereno neighborhood, and these are the currently the only multi-family residences in Olivenhain.
- **Habitat features:** The 70-acre riparian Val Sereno Preserve, former site of the former manmade Lake Val Sereno, a blend of native vegetation and invasive and non-native species. It is part of the Escondido Creek watershed.
- **Farms/ranches:** Approximately 105 horse properties, covering a range of sizes from roughly .5 acre to 11 acres. Various orchards, primarily citrus, are located throughout the community.

MAPS

Using technology and local expertise, the sponsors of this CWPP have included a series of maps depicting the site and situation of the Olivenhain community. The following maps (see Appendix B) are visual aids from which the Olivenhain Fire Safe Council and community members can assess and make recommendations.

1. Area Communities Map
2. Fire Hazard Severity map
3. Fire History (1943-2022)
4. Evacuation Map

C. FIREFIGHTING RESOURCES

Olivenhain is one of five unique districts within the city of Encinitas that are served by the Encinitas Fire Department. The five districts consist of Olivenhain, New Encinitas, Old Encinitas, Leucadia and Cardiff, and total 19.6 square miles, with a population of approximately 62,000. The fire department's service area is covered by six strategically located fire stations that house 51 fire suppression personnel as well as four type-1 structural firefighting engines, two reserve type-1 fire engines, one truck company, two type-3 brush fire engines and two type-6 fire engines. The department responded to 6,143 calls for service in 2021 and has a five-minute, 20-second average response time.

Station 1: 415 Second St.

Station 2: 618 Birmingham Dr.

Station 3: 801 Orpheus Ave.

Station 4: 2011 Village Park Way

Station 5: 540 Balour Dr.

Station 6: 770 Rancho Santa Fe Rd.

As part of an all-risk department, Encinitas firefighters are trained to respond to fires (both structural and wildland), medical aids, vehicle accidents, hazardous materials incidents, confined space and trench rescues, swift water rescues, and many other emergencies. When not responding to emergencies, firefighters perform a variety of activities such as conducting fire safety inspections of local businesses, maintaining fire hydrants, training, pre-fire planning, maintaining equipment and stations, and providing safety classes and station tours for the public.

The Fire Prevention Division's goal is to reduce fire and life safety risks to the community and personnel. Fire Prevention manages several programs: annual business license review and inspections; weed abatement; fire hazard severity zones inspections (AB38); hazardous materials storage, use and disposal; facility improvements and planning; construction and fire protection system plan checks and inspections; and fire investigations.

The Fire Prevention Division takes a proactive approach to vegetation management and subcontracts abatement hazards to a private third-party contractor, Fire Prevention Services, which surveys the city's VHFHSZs and identifies properties that require vegetation maintenance, providing notices that, if left uncorrected, can progress to forced abatement.

The fire department recently updated the evacuation plan for the Olivenhain area, creating zone-phased evacuation, marking evacuation routes with signage, and restricting traffic calming measures in the VHFHSZs. The plan was presented to residents in three public forums. In addition, Fire Prevention provides two vegetation management/public education seminars per year for this area. These provide information on defensible space, home hardening, evacuation, emergency preparedness and general safety. In alignment with California State AB38, the division also provides defensible space inspections for homes that are being sold in the VHFHSZs.

Encinitas adopted the state Very High Fire Hazard Severity Zone map in 2007 and amended it in 2009. The amendment enhanced hazardous wildland management zones within the city. These zones were identified through hazard assessment of fuel load, accessibility of terrain,

slope, weather and location of structures near canyons, bluffs and other open space areas considered to pose a potential wildland fire threat to persons and structures. The map incorporated specific boundaries that identify areas of heavy fuel load, past fire history and field hazard assessment by Encinitas Fire Department staff and California State Fire Marshal personnel.

The department currently requires a fire protection plan for new developments in the VHFHSZ and provided letters of support to The Nature Collective in securing a \$2 million grant for removal of non-native and invasive species within the Escondido Creek area adjacent to an existing housing development. Finally, the department is actively pursuing funding to provide for road edge clearing along evacuation routes in Olivenhain.



Encinitas Station 6

SECTION II: COLLABORATION

Strong working relationships are critical in ensuring that our communities are well-prepared. This section describes those key partners and their roles in developing this CWPP.

A. KEY PARTNERS

The Olivenhain Fire Safe Council led the development of this Community Wildfire Protection Plan, with guidance and support from several partners. The development team included representatives from the agencies described in the table below.

Organization	Roles/Responsibilities
Olivenhain Fire Safe Council	Lead organization/catalyst for CWPP outreach and writing and solicitation of input from community members and organizations
Encinitas Fire Department	Fire safety expertise; guidance about evacuation routes and priorities for home hardening, defensible space and fuels management; review of CWPP draft
San Diego County Sheriff's Department	Expertise in wildfire evacuation; review of evacuation section of CWPP
The Nature Collective	Expertise in vegetation management in riparian habitats (Val Sereno Preserve, Escondido Creek); education about need for this work and how it will be carried out
Olivenhain Town Council	Soliciting community input for CWPP through their e-newsletter
Fire Safe Council of San Diego County/Resource Conservation Board	Provides outreach and education, facilitates access to resources, and supports local fire safe councils. Facilitates development and approval of local CWPPs
San Diego Humane Society	Partner for large animal evacuation planning and general evacuation planning involving animals generally
Rancho Santa Fe Association	Partnering in potential defensible space/vegetation management solutions, including FireWatch and palm weevil mitigation research
Olivenhain Municipal Water District	Partner for potential vegetation management and defensible space projects, education and outreach initiatives
San Diego Regional Fire Foundation	Administering SAFE grants that provide funding for OFSC initiatives, providing feedback on outreach efforts
SDGE	Supporting OFSC outreach activities and initiatives

SECTION III: COMMUNITY ENGAGEMENT & EDUCATION

Understanding wildfire risk is a key building block in preventing the loss of property and life. This section discusses efforts to build awareness, starting with the individual.

A. PRIORITIES

Since its inception, the Olivenhain Fire Safe Council has embraced engagement and education as a top priority, even making it the primary focus of its mission statement: “To mobilize the Olivenhain community to enhance fire prevention, safety and preparedness for all residents, through ongoing outreach, education and collaborative interventions, projects and activities. Much like a neighborhood watch for fire, the OFSC seeks to become a focal point for reliable information and accessible resources to raise awareness among neighbors about the need to ‘harden’ their homes against possible wildfires [and what steps they can take to achieve that], develop preparedness plans and head off risky behaviors before they result in tragedy.”

To pursue its mission and to continue building a sustainable organization, the OFSC has established the following priorities:

- Serve as a clearinghouse for reliable information about wildfire-related issues and resources and disseminate the information to the Olivenhain community.
- Create regular, engaging events and activities to promote fire safety, prevention and preparedness and increase community awareness of and interest in the work of the OFSC.
- Recruit volunteers to increase organizational capacity and bring in fresh ideas.
- Identify and cultivate potential donors to ensure an ongoing source of financial support to continue expanding educational initiatives and programs.
- Increase collaborations with community stakeholders to broaden the OFSC’s reach and leverage resources to serve as many residents as possible.

B. COMPLETED AND / OR ONGOING PROJECTS

Because the OFSC was established in 2020, during the early months of the COVID-19 pandemic, its options for outreach were initially limited. The following year, however, as the world opened back up, the OFSC had its first public event and was invited to take part in additional community events. The organization also built a substantial email list and rolled out an e-newsletter to make regular contact with residents.

- Launched the OFSC website (olivenhainfsc.org) (2020 and ongoing),
- Contributed articles to the Olivenhain Town Council e-newsletter to raise the OFSC’s profile (ongoing, periodic).
- Presented the inaugural Wildfire Preparedness Fair (May 22, 2021) to mark National Wildfire Awareness Month, on the Olivenhain Meeting Hall grounds and brokered press coverage in the *Encinitas Advocate* (before and after the event). Followed up with a second preparedness fair May 7, 2022.

- Created and displayed banners at the Meeting Hall reminding residents that fireworks are illegal in Encinitas (July 2021 and July 2022; ongoing each year in July).
- Placed a guest commentary about illegal July 4 fireworks in the *Encinitas Advocate* (July 2021).
- Took part in a North County fire safety event at the Del Mar Fairgrounds for National Fire Prevention Week (October 9, 2021).
- Made a presentation to the Lake Val Sereno HOA about home hardening and distributed packets with the Listos Disaster Ready Guide, California Fire Safe Council's home hardening and defensible space brochures and FSCSDC flyers about free chipping and defensible space assistance to approximately 150 homes in the Val Sereno neighborhood (October 23, 2021).
- Launched a monthly e-newsletter, *The Firebreak* (October 2021 and ongoing).
- Hosted a webinar on the home insurance crisis (March 24, 2022).
- Took part in Olivenhain Town Council's Holiday Arts and Crafts Fair and distributed packets with the Listos Disaster Ready Guide, California Fire Safe Council's home hardening and defensible space brochures and FSCSDC flyers about free chipping and defensible space assistance to approximately 25 attendees (November 13, 2021; November 12, 2022).
- Hosted WUI workshop for 16 community members in partnership with the Fire Safe Council of San Diego County (February 5, 2022).
- Produced an Olivenhain-specific evacuation brochure that was sent to all residential addresses in Olivenhain.
- Commissioned OFSC-branded "swag" for distribution at events, to raise awareness of the organization, strengthen its "brand" and advance its engagement and education mission.
- Launched a pilot Neighborhood Ambassador program in 7 HOAs (January 26, 2023).
- Established a monthly presence at the new Cardiff farmers market on the San Elijo campus of MiraCosta College (March 4, 2023).

C. FUTURE PROJECTS

Challenges still exist with engaging residents, so future projects will focus on continuing the OFSC's momentum, raising its profile and expanding its capacity, perhaps attracting residents with food, special experiences like demonstrations, etc.

- Recruit a cadre of volunteers to expand the outreach and support the work of the OFSC, including:
 - **Events and programs** to create, plan and staff events.
 - **Fundraising** to help with outreach to businesses and neighbors. Identify grant opportunities, promote employer matches, develop and assist with fundraising events.
 - **Neighborhood Ambassadors**, who serve as point people in different Olivenhain neighborhoods to identify unique needs and vulnerable residents and keep neighbors informed in the event of a wildfire or other emergency.
 - **Subject matter expert panel**—community members with special skills and knowledge of relevant fields to help when there is a need for information, services or

referrals (e.g., insurance agents, lawyers, accountants/bookkeepers, Realtors, contractors, tradespeople, handymen, videographers, writers, PR professionals, artists, graphic designers, etc.).

- Recruit a volunteer coordinator to manage volunteer recruitment and expansion.
- Recruit a website manager/webmaster to handle day-to-day website updates.
- Generate regular fire safety tips to run in the *Encinitas Advocate*.
- Identify opportunities for public relations/publicity via conventional and social media.
- Host Last Chance Survival Simulation Workshop, in partnership with the FSCSDC and Bureau of Land Management.
- Update the website with more specific information about structure hardening, maintaining defensible space, and evacuation preparedness. Consider including more community-focused pages
- Investigate the feasibility of sending packets of information to all residents, much like the ones Rancho Santa Fe Fire Protection District mails to RSF residents.
- Expand the Neighborhood Ambassador program to as many Olivenhain neighborhoods as possible.
- Create compelling events that will draw growing numbers of community members.
- Consider mailing the evacuation brochure to residents again to reinforce the preparedness message, this time with the PACE map inserted.
- Maintain a monthly presence at the Cardiff farmers market.



OFSC booth at the Cardiff farmers market

SECTION IV: STRUCTURAL HARDENING

Long before a wildfire sparks, there are numerous steps that residents can take to protect their homes and other structures. This section describes some of those efforts.

A. PRIORITIES

- Educating residents about the need for home hardening and the measures they need to take to protect their homes and other structures on their properties (i.e., retrofitting older homes to meet current building code requirements for ignition-resistant construction, including class A roof, ember-resistant attic and crawlspace vents, dual-pane windows with at least one tempered pane, enclosed eaves, bird-stop at S tile open ends and non-combustible exterior finish material such as stucco, cement-fiber board).
- Educating homeowners about the value of “sweat equity”/no-cost projects, such as cleaning out gutters, moving combustible materials (wood piles, gas-powered equipment, etc.) away from structures and out from under decks, etc. that can improve the chances of structure survivability.

B. COMPLETED AND / OR ONGOING PROJECTS

N/A

C. FUTURE PROJECTS

- Leverage the OFSC’s Neighborhood Ambassador program to inform residents about home hardening and its importance to the safety and resilience of entire neighborhoods.
- Expand presentation on home hardening to additional neighborhoods.
- Encourage Neighborhood Ambassadors to educate themselves on home hardening so they can perform informational inspections for their neighbors and provide support and sources of information for them (e.g., NVFC’s Wildland Fire Assessment Program).
- Identify vendors and contractors who can help residents with structural hardening needs. Create a vendor fair or robust vendor component to the OFSC’s Preparedness Fair.
- Explore the feasibility of developing a grant-funded program to provide mini-grants to help homeowners retrofit their properties.
- Develop enhanced website content related to structure hardening.
- Identify vulnerable homes (shake shingle roofs, wooden siding, etc.) and provide owners with informational materials about structure hardening.
- Pilot a community tour of homes that have been built to current codes to show residents these features firsthand.



Ember-resistant vents for installation in an Olivenhain home

SECTION V: DEFENSIBLE SPACE

Creating a buffer between buildings and the grass, trees, shrubs, and other wildland areas surrounding it are essential to improving survivability. This section looks at efforts to build this key layer of protection.

A. PRIORITIES

- Identify properties and/or neighborhoods in need of establishing defensible space and share information with property owners to encourage them to take appropriate measures, including ensuring a Zone 0 non-combustible five-foot zone next to structures.
- As appropriate, share information about resources to help establish and maintain defensible space (e.g., FSCSDC's chipping program and free defensible space clearance for seniors, low-income and disabled).

B. COMPLETED AND / OR ONGOING PROJECTS

N/A

C. FUTURE PROJECTS

- Implement a defensible space assessment program such as the FireWatch aerial mapping pilot program in place in Rancho Santa Fe.
- Help educate property owners about how to properly clear defensible space (time of year, time of day, proper use of tools and equipment, how to instruct workers in proper clearance, etc.).
- Mobilize the Neighborhood Ambassadors to educate their neighbors about defensible space zones.
- Assess the need for a dumpster program for green waste that property owners have removed or have hired workers to remove.
- Assess the need for a chipping program and implement if needed.



SECTION VI: FUELS TREATMENT

Fuels are combustible materials such as grasses, leaves, plants, shrubs and trees that feed flames. This section describes efforts to treat and manage these materials in the community.

Olivenhain is characterized by considerable overgrowth in multiple locations, including along many roadsides, but there has not been a comprehensive assessment of where the problem is most significant and what should be done. While most of the land in Olivenhain is privately owned, a substantial amount of fuel has accumulated along Escondido Creek, which runs throughout the community on its way to the ocean.

The county-owned Val Sereno Preserve is especially worrisome, as it abuts three housing developments (Val Sereno, Lake Val Sereno and Brookside), and because it is a riparian preserve, the options for mitigation are limited by state and federal environmental laws. The remnants of a manmade lake that altered the environment and drained out when the dam broke in 1980, the Val Sereno Preserve has been invaded with highly combustible eucalyptus, Mexican fan palms, *Arundo donax*, castor bean plants and English ivy, among other non-native vegetation. It also has become the repository for dead brush and detritus that washes down from Elfin Forest when it rains, and there the debris remains, in places accumulating in berms 4 feet or higher. When the rainy season ends, one branch of the creek dries out, creating a significant fire hazard in the creek bed.

In 2022, the Nature Collective received a \$1.6 million grant from the Wildlife Conservation Board to begin removing invasive and non-native species from the preserve. The multi-year project has begun but will take a hiatus each year during nesting season. Aided by a second grant, the Nature Collective is also mitigating vegetation along Escondido Creek behind Manchester Ave.

A. PRIORITIES

- Conduct an assessment of the scope of the vegetation issues in Olivenhain and opportunities to address them through grant-funded projects, volunteer days, collaborations, etc.

B. COMPLETED AND / OR ONGOING PROJECTS

See above for description of Nature Collective projects.

C. FUTURE PROJECTS

- Support Nature Collective efforts in the Val Sereno Preserve and elsewhere in Olivenhain.
- As appropriate, partner with the Rancho Santa Fe Association to address fuel issues.
- Promote assessment of vegetation overgrowth and explore opportunities to work with the city, property owners and other stakeholders to mitigate it.
- Support the city's efforts to clear vegetation from evacuation routes.



Accumulated debris in the Val Sereno Preserve



Ailing Canary Island palm amid overgrowth beside Escondido Creek

SECTION VII: EVACUATION PLANNING

Identifying key corridors in and out of a community – as well as temporary safe refuge areas – is essential to being prepared for evacuation. This section provides an overview of the PACE system (primary, alternate, contingency and emergency) used to plan ahead.

Evacuation planning is a dynamic process subject to the nuances of each community. Below is an overview of Olivenhain's key ingress and egress, as well as designated evacuation corridors, Temporary Safe Refuge Areas, completed projects, priorities and future projects.

A. OVERVIEW OF INGRESS AND EGRESS

Without question, evacuation is the top concern among Olivenhain residents, driven by the extremely limited options for ingress and egress. Apart from several planned residential communities mostly at the eastern end of Lone Jack Road, Olivenhain's growth has largely been organic, and even the newer planned communities are constrained by the lack of capacity on Lone Jack. Because most of the road infrastructure, which dates back to the community's rural origins and is marked by narrow roadways, is inadequate for the number of vehicles that will take to the roads in the event of evacuation, Olivenhain faces significant challenges.

The principal thoroughfare in Olivenhain is Rancho Santa Fe Road, which extends from the intersection with Encinitas Boulevard, Manchester Avenue and South Rancho Santa Fe Road on the southern end and Olivenhain Road on the northern end; these are the two main points of ingress and egress. (Manchester is an extension of Rancho Santa Fe Road that provides access to the I-5 freeway but is narrow and winding.) El Camino del Norte, which connects the Val Sereno neighborhood with Rancho Santa Fe Road, extends east into Rancho Santa Fe all the way to Paseo Delicias/Del Dios Highway. All of these are two-lane roads, with little or no shoulder, and many are twisting. All have overhead power lines as well, and in many cases, there are large trees adjacent to the roads, which is worrisome because a tree falling across the roadway, especially during Santa Ana conditions, will block traffic and bring an evacuation to a halt.

Lone Jack Road, a 2.5-mile-long thoroughfare to the north of El Camino del Norte, also intersects Rancho Santa Fe Road at its western end but has no outlet, apart from Canyon de Oro, a road to Elfin Forest that was recently paved with private funds provided by Elfin Forest residents. This newly paved road, which has become a cut-through route, has dramatically increased traffic on Lone Jack. The additional traffic from Canyon Del Oro will negatively impact efforts to evacuate properties along Lone Jack, Fortuna Ranch Road and the numerous narrow roads in the eastern part of the Olivenhain, some of which are private and many of which are lined with vegetation, some of it highly combustible and too close to the road.

Additional evacuation challenges relate to the many horse properties in Olivenhain, particularly along Lone Jack and Fortuna Ranch Road, and the inability of the roads to accommodate significant numbers of horse trailers in case of evacuation.

An emergency gate in the LL Ranch development at LL Ranch Road. and Calle Margarita provides egress for evacuation, but it has posts and a utility box positioned in such a way that the turn cannot accommodate horse trailers and other large vehicles. The easement leading to

the gate is also unpaved. While the gate can be opened remotely, these systems can fail in emergency situations, which would effectively trap residents trying to evacuate through them. If conditions were inopportune—e.g., nighttime, smoke/weather issues, etc.—it could further hinder emergency egress through the gate.

In the past few years, temporary road closures toward the Rancho Santa Fe Road end of Lone Jack due to accidents, sinkholes and road construction have offered a preview of possible conditions in an evacuation. These closures, even some lasting less than half an hour, have caused long backups until the impediment is addressed and the road reopened.



Road to LL Ranch exit gate showing posts and utility box

B. DESIGNATED EVACUATION CORRIDORS AND TEMPORARY REFUGE AREA(S) (TRAs)

During an emergency that requires an evacuation, residents must follow the directions of local authorities. Neither the Encinitas Fire Department nor the San Diego County Sheriff's Department publishes pre-planned evacuation routes. In the Olivenhain area, evacuation corridors are subject to change due to many conditions such as:

- Location of fire
- Size and intensity of fire
- Weather conditions
- Traffic patterns
- Road conditions
- Traffic conditions
- Time of day
- Day of week

Official evacuation routes are determined during an assessment of the emergency incident by the Encinitas Fire Department, with the San Diego County Sheriff's Department responsible for implementing the evacuation and controlling the flow of traffic.

As advised in San Diego County's "Ready, Set, Go! Wildland Fire Action Guide" (available at readysandiego.org/wildfire and on the OFSC website), however, ***if there is a possible threat to***

homes or evacuation routes, residents should not wait to be advised to leave. By leaving early, residents give themselves and their families the best chance of surviving a wildfire. They also help firefighters by keeping roads clear of congestion, enabling emergency personnel to move more freely and do their jobs in a safer environment. Residents should leave early enough to avoid being caught in fire, smoke and/or road congestion, but they should understand that evacuation is a fluid event, and the environment can change quickly.

When advised to evacuate by the local authorities, residents should not hesitate before leaving. **Because of the unpredictability of a wildfire, it is critical for them to have a plan in place, created ahead of time, to evacuate their families and pets. They should exercise sound discretion and decide for themselves when it is time to evacuate.** During a Red Flag warning, residents should have “go bags” packed for every member of the family, including pets, and know where they will go if a fire starts. They should also be prepared to evacuate without electricity, as SDG&E will often implement a public safety power shutoff to reduce the chances that their equipment will start a fire.

The PACE system, spelled out below, delineates suggested evacuation corridors that residents can use **prior to an official evacuation order.** In the system, P represents a Primary evacuation option, A an Alternate, and C a Contingent route, in descending order of preference, depending on the conditions. A Temporary Refuge Area (TRA) is a short-term emergency option where evacuees can take refuge if safe evacuation is no longer possible.

Olivenhain residents who opt to leave before an evacuation order is issued should consider the following PACE options. (Note: There is currently no contingent or emergency route identified.)

Primary:

- Rancho Santa Fe Rd. north to Olivenhain Rd.; left or right turn on Olivenhain Rd. to either Leucadia Blvd. west to the I-5 freeway or to Rancho Santa Fe Rd. northbound toward Carlsbad and San Marcos.
- Rancho Santa Fe Rd. south to Manchester Ave. to the I-5 freeway.
- Rancho Santa Fe Rd. south; right turn on Encinitas Blvd. to the I-5 freeway.
- El Camino del Norte west to Rancho Santa Fe Rd.; turn left or right.

Alternate:

- Rancho Santa Fe Road south; left turn on South Rancho Santa Rd. (continuation of Encinitas Blvd.); right turn on La Bajada; right turn on La Noria, which becomes El Camino Real; jog right on La Orilla, which becomes El Camino Real; right on Highland to Lomas Santa Fe.
- Rancho Santa Fe Rd. south; left turn on South Rancho Santa Fe Rd.; right turn on La Bajada; right turn on La Noria, which becomes El Camino Real; continue to Via de la Valle.

Contingent:

No contingent routes at this time.

Emergency

No emergency routes at this time.

Temporary Refuge Areas (TRAs):

- Ranch View Baptist Church parking lot
- Balloon site across from Olivenhain Platz on Rancho Santa Fe Rd. and Encinitas Blvd.
- Rancho Santa Fe Plaza (Harvest Ranch shopping center) parking lot
- Rite-Aid parking lot
- Parking lot at Manchester and Trabert Ranch Rd. (Manchester Reserve)

While the following TRAs are included, they are on the outskirts of Olivenhain or beyond, and once individuals reach these locations, they are likely to be out of the main fire danger zone:

- Olivenhain Pioneer Elementary School parking lot
- Temple Solel parking lot
- Mira Costa College parking lot
- Shopping center with LA Fitness, at Encinitas Blvd. and El Camino Real
- Walmart parking lot

C. PRIORITIES

- Continue working with the Encinitas Fire Department to refine evacuation routes.
- Work with Neighborhood Ambassadors to help ensure residents are prepared for evacuation.

D. COMPLETED AND / OR ONGOING PROJECTS

- In 2022, OFSC, with grant support, produced an evacuation planning brochure, which was mailed to all addresses in Olivenhain. The print overrun yielded an additional 2400 brochures, which can be used in future mailings.

E. FUTURE PROJECTS

- Lobby the city of Encinitas to fix the impediments to the LL Ranch emergency exit.
- Take part in evacuation drills planned by the fire department.
- Send PACE map to all Olivenhain addresses, ideally inserted into the evacuation brochure so residents have all evacuation information in one place.
- Help develop and disseminate a comprehensive large animal evacuation plan.
- Help explore the feasibility of involving CERT volunteers in an evacuation.
- Refine the evacuation section of the OFSC website.



Roadside vegetation along the only egress route in the Copper Crest development

SECTION VIII: OTHER MITIGATION & PREPAREDNESS PROJECTS

There are countless ways that communities can act to protect themselves ahead of wildfires. This section details additional past, current and future efforts underway that were not previously mentioned.

A. PRIORITIES

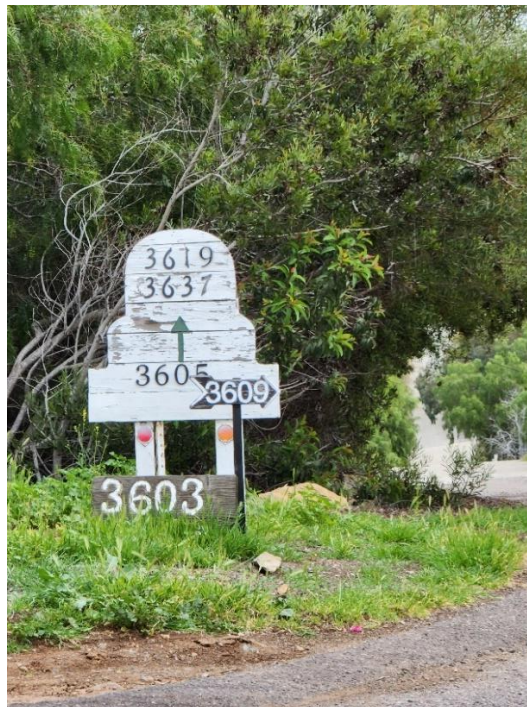
- Identify needs for improved signage to help first responders locate properties.
- Assess the need for a dumpster program.

B. COMPLETED AND / OR ONGOING PROJECTS

N/A

C. FUTURE PROJECTS

- Conduct an assessment of signage deficiencies, where streets are improperly identified or not identified at all, and addresses are not visible. (In multiple places, homes have an address on Lone Jack Rd., for instance, but are actually located on an easement that has a different name. In other places, the address numbers are out of order, and firefighters may have trouble locating an address, especially those who are in the area during an incident through mutual aid.)
- Consider implementing a dumpster program for household and/or hazardous waste.



SECTION IX: SIGNATURES

This plan must be approved by the following key parties: the local Fire Safe Council president, the chief of the primary responding fire agency and chair of the CWPP review committee. This section includes these signoffs.

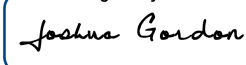
The Community Wildfire Protection Plan, as developed for Olivenhain:

- Was collaboratively developed and meets the intent of the Healthy Forest Restoration Act (HFRA) in emphasizing the need for agencies to work collaboratively with communities in developing hazardous fuel reduction projects, and places priority on treatment areas identified by communities themselves in a CWPP. Interested parties and federal land management agencies in the vicinity of this CWPP have been consulted.
- Identifies and prioritizes areas for hazardous fuel reduction treatments and recommends the types and methods of treatment that will protect areas within this CWPP.
- Recommends measures to reduce ignitability of structures throughout the area addressed by the plan.
- Is intended for use as a planning and assessment tool only, utilizing a compilation of community issues/goals and projected fire mitigation strategies. The CWPP is not to be construed as indicative of project “activity” as defined under the “Community Guide to the California Environmental Quality Act, Chapter Three, Projects Subject to CEQA.” Per the Community Guide, Section 3.1.1, “CEQA only applies to public agency decisions to approve, or actions to carry out, a discretionary project.” Any actual project activities meeting this definition of project activity and undertaken by the CWPP participants or agencies listed shall meet with local, state, and federal environmental compliance requirements.
- Assists and encourages compliance with current county and state fire code standards.

X DocuSigned by:

D9ABE31BD3D249B...

 President of the
 Fire Safe Council Submitting this CWPP

X DocuSigned by:

A6DE0622E0404E6...

 Participating Fire Agency representative
 (State, Local, or Tribal)

SAN DIEGO COUNTY COMMUNITY WILDFIRE PREVENTION PLANS REVIEW COMMITTEE:

This CWPP was reviewed and recommended for approval by the San Diego Community Wildfire Protection Plan Review Committee as demonstrated by the signature below.

X DocuSigned by:
Donald H. Butz
B01F933586B04F8...

Don Butz, President
Fire Safe Council of San Diego County

The CAL FIRE Unit Chief has final signing authority on CWPPs in San Diego County. The signature below attests that the standards listed in the section above and the content of this Community Wildfire Protection Plan are proposed to be met and mutually accepted.

X DocuSigned by:
Tony Mecham
69A84432E235429...

Tony Mecham, Unit Chief
CAL FIRE San Diego Unit

SECTION X: APPENDICES

This section includes important additional information that complements other portions of the plan.

APPENDIX A: MEETING TRACKING

This CWPP was developed for the community of Olivenhain, through a series of meetings with community members and stakeholders, including the following:

1/9/2023: OFSC Board Meeting

Attendees: Sarah Lifton, Mike Shields, Jennifer Bishop, Hector Paredes, Jeff Dasch, Ron Medak, Craig Dennis
Topic: Discussion of work to be done on CWPP

1/13/2023: Phone call

Participants: Encinitas District 4 city council member and Olivenhain resident Bruce Ehlers and OFSC president Sarah Lifton
Topic: Discussion of CWPP stakeholders

1/18/2023: Introductory meeting with Chief Josh Gordon

Attendees: Chief Josh Gordon, Deputy Chief Jorge Sanchez, OFSC board members Sarah Lifton, Hector Paredes, Jennifer Bishop, Ron Medak, Mike Shields
Topic: Introduction and discussion of issues and projects, including CWPP

1/19/2023: Email exchange

Participants: Sarah Lifton, Molly Webb (Olivenhain resident)
Topic: Discussion of CWPP, future meeting to expand discussion

1/24/2023: Olivenhain Town Council board meeting

Attendees: Mike Shields, Jennifer Bishop, Jeff Vaccaro, Bob Nortman, Lisa Perkis, Carol Knight, Tom Duncan
Topic: Introduction to CWPP

11/25/2023: Phone call

Participants: Encinitas deputy fire marshal Kelly Gaffrey and Sarah Lifton
Topic: Discussion of CWPP template sections

1/26/2023: Neighborhood Ambassador program launch/Zoom

Attendees: Ron Medak, Ron Bernstein, Jennifer Bishop, Lou Obertreis, Jed Olenick, Neighborhood Ambassadors; Hector Paredes and Sarah Lifton, OFSC board members. Ambassador Sue Brown not present but took part in subsequent correspondence.
Topic: Ambassadors charged with engaging neighbors on CWPP content by 2-20-2023. Deadline later extended to 2-27-2023.

1/27/2023: Phone call

Participants: Senior deputy fire marshal Jordan Villagomez, Sarah Lifton
Topic: Roadside vegetation clearance plans

2/1/2023: Olivenhain Town Council newsletter

Sent to 450 community members
Article on CWPP included, requesting community input on CWPP

2/3/2023: OFSC newsletter

Sent to 1360+ community recipients
Lead article requesting community input on CWPP

2/3/2023: Email exchange

Participants: Nadine Spier (Olivenhain resident), Sarah Lifton
Topic: Possible evacuation routes

2/3/2023: Drive

Participants: Hector Paredes, Sarah Lifton
Topic: Survey of potential PACE evacuation routes

2/5/2023: Email exchange

Participants: Camille Perkins (Olivenhain resident), Sarah Lifton
Topic: Discussion of fire-related issues in Olivenhain for CWPP; subsequent phone conversations on 2/8/2023, 2/9/2023, 2/10/2023

2/10/2023: In-person interview

Participants: Encinitas Fire Chief Josh Gordon, Sarah Lifton
Topics: Discussion of fire-related issues in Olivenhain, including CWPP

2/10/2023: Email exchange

Participants: Morgan Graves, FSCSDC; Sarah Lifton
Topic: Review of CWPP draft to date

2/12/2023: In-person meeting

Participants: Nadine Spier and Laura Russell (Olivenhain residents), Sarah Lifton,
Topic: Discussion of CWPP/Olivenhain fire issues

2/13/2023: OFSC board meeting

Attendees: Sarah Lifton, Mike Shields, Jennifer Bishop, Hector Paredes, Jeff Dasch,
Ron Medak
Topic: CWPP update

2/14/2023: Drive

Participants: Camille Perkins and Ginger Perkins (Olivenhain residents), Sarah Lifton
Topic: View and document fire-related issues in eastern Olivenhain

2/16/2023: In-person meeting

Participants: Molly Webb (Olivenhain resident), Sarah Lifton

Topic: View conditions in Manchester Preserve and Colony Terrace

2/16/2023: Phone call

Participants: Hector Paredes, Sarah Lifton
Topic: Revisions to evacuation section of CWPP

2/17/2023: Email exchange

Participants: Mike Shields, Sarah Lifton
Topic: Revisions to CWPP draft

2/19/2023: Email exchange

Participants: Linda Snyder Shipman (Olivenhain resident), Sarah Lifton
Topic: Discussion of fire-related concerns

2/20/2023: Phone call

Participants: Nancy Reed (Elfin Forest/Harmony Grove FSC board member), Sarah Lifton
Topic: Clarification re Canyon de Oro paving, traffic

2/21/2023: Email exchange

Participants: Amy McCord (Neighborhood Ambassador), Sarah Lifton
Topic: Input on CWPP sections

2/21/2023: Email exchange

Participants: Joe Janson, Olivenhain Municipal Water District, Sarah Lifton
Topic: Partnership listing in CWPP

2/25/2023: Email exchange

Participants: Jed Olenick (Neighborhood Ambassador for LL Ranch), Sarah Lifton
Topic: LL Ranch CWPP input, including responses from three neighbors

3/1/2023: Drive

Participants: Hector Paredes, Sarah Lifton
Topic: Survey of potential TSRA sites for PACE map

3/6/2023: In-person meeting

Attendees: Entire OFSC board and Chief Josh Gordon
Topic: CWPP discussed as part of agenda

3/13/2023: Email exchange

Participants: Dana Thomas (SDGE), Sarah Lifton
Topic: Partnership listing in CWPP

3/21/2023: Email, phone call

Participants: Brett Pearson (Olivenhain resident, also OC fire captain), Sarah Lifton
Topic: Discussion of engagement, defensible space/structure hardening, fuels treatment, evacuation, and more.

3/26/2023: Email exchange

Participants: Camille Perkins, Sarah Lifton
Topic: Olivenhain fire history

3/26/2023: Email exchange

Participants: Lisa Perkis, Sarah Lifton
Topic: Additional historic site to include in CWPP

3/27/2023: Email exchange

Participants: Joel Tuckey, Sarah Lifton
Topic: Vegetation management around power lines

APPENDIX B: MAPS

FIGURE 1: AREA COMMUNITIES MAP

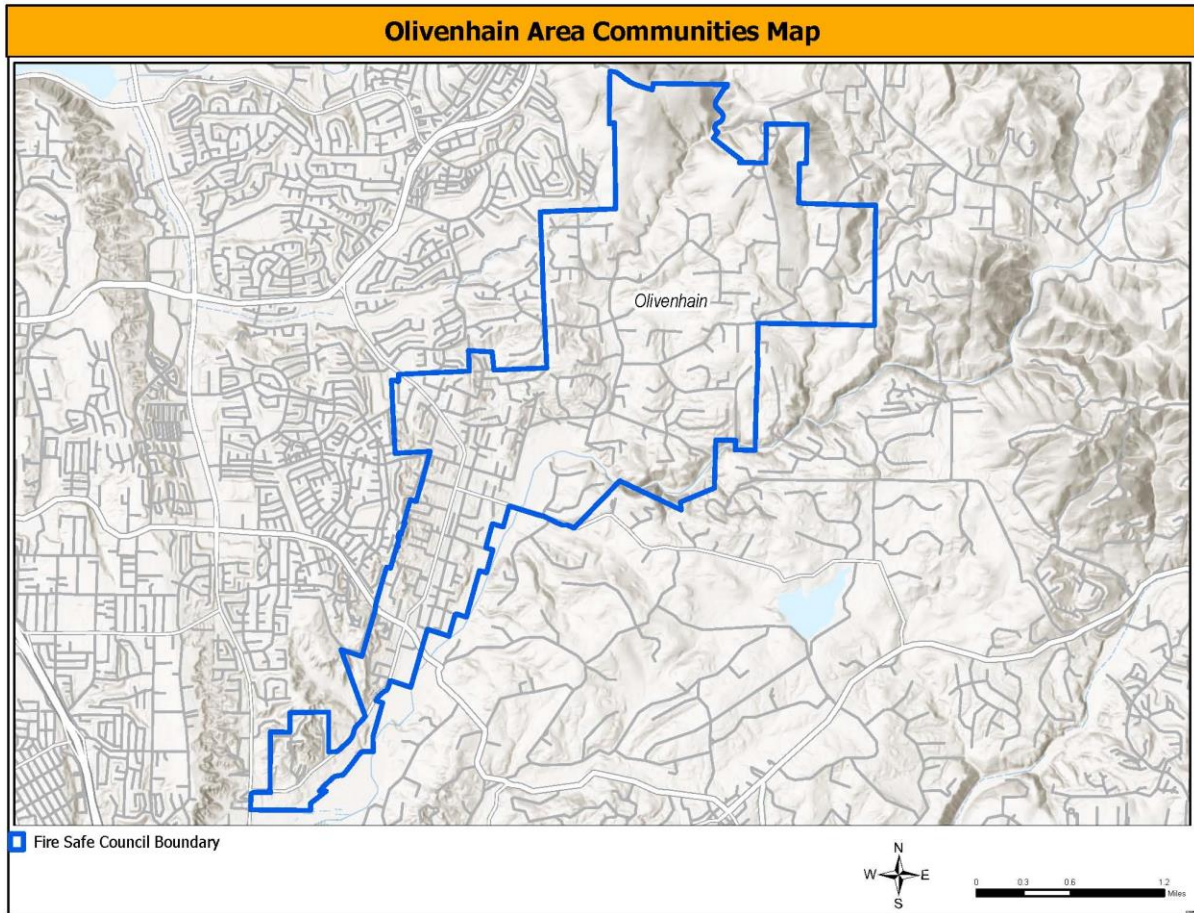


FIGURE 2: FIRE HAZARD SEVERITY MAP

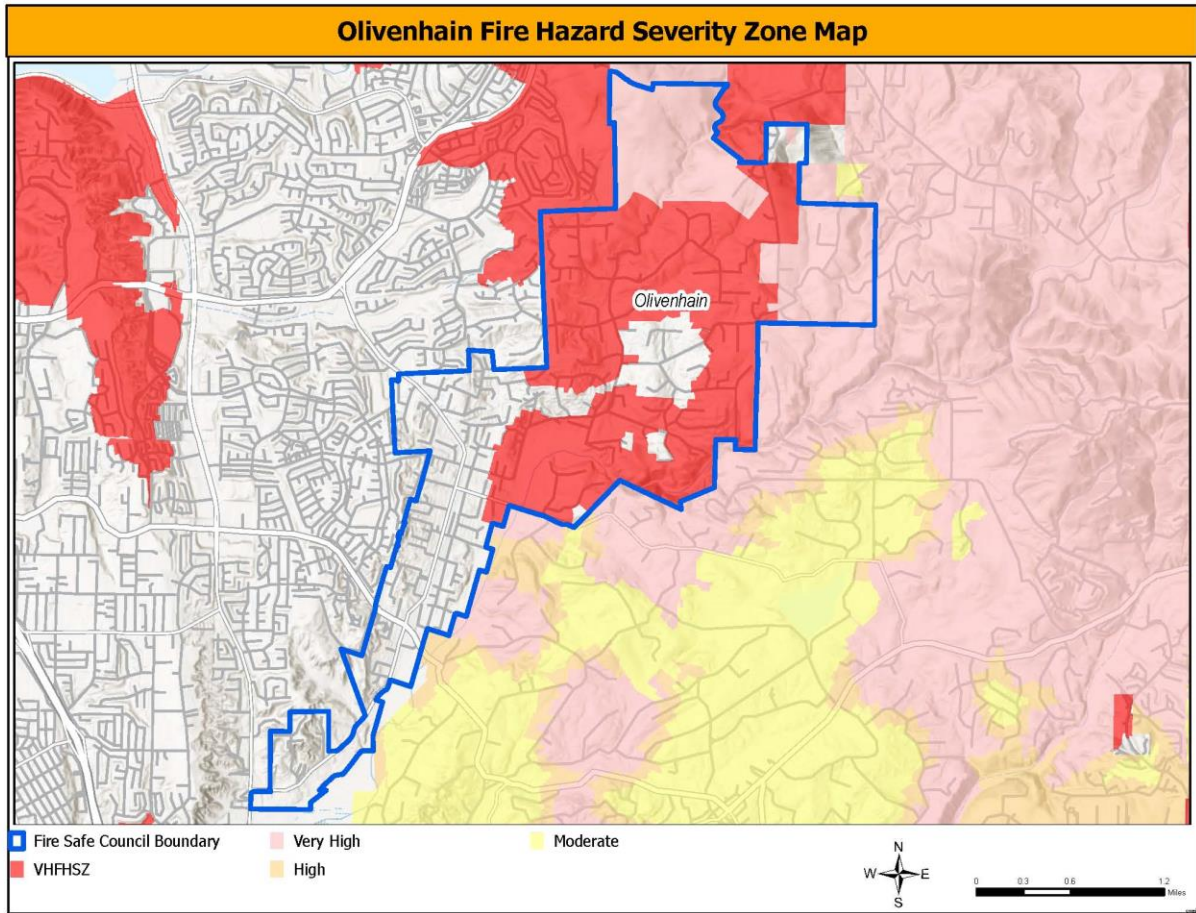


FIGURE 3: FIRE HISTORY 1943–2022

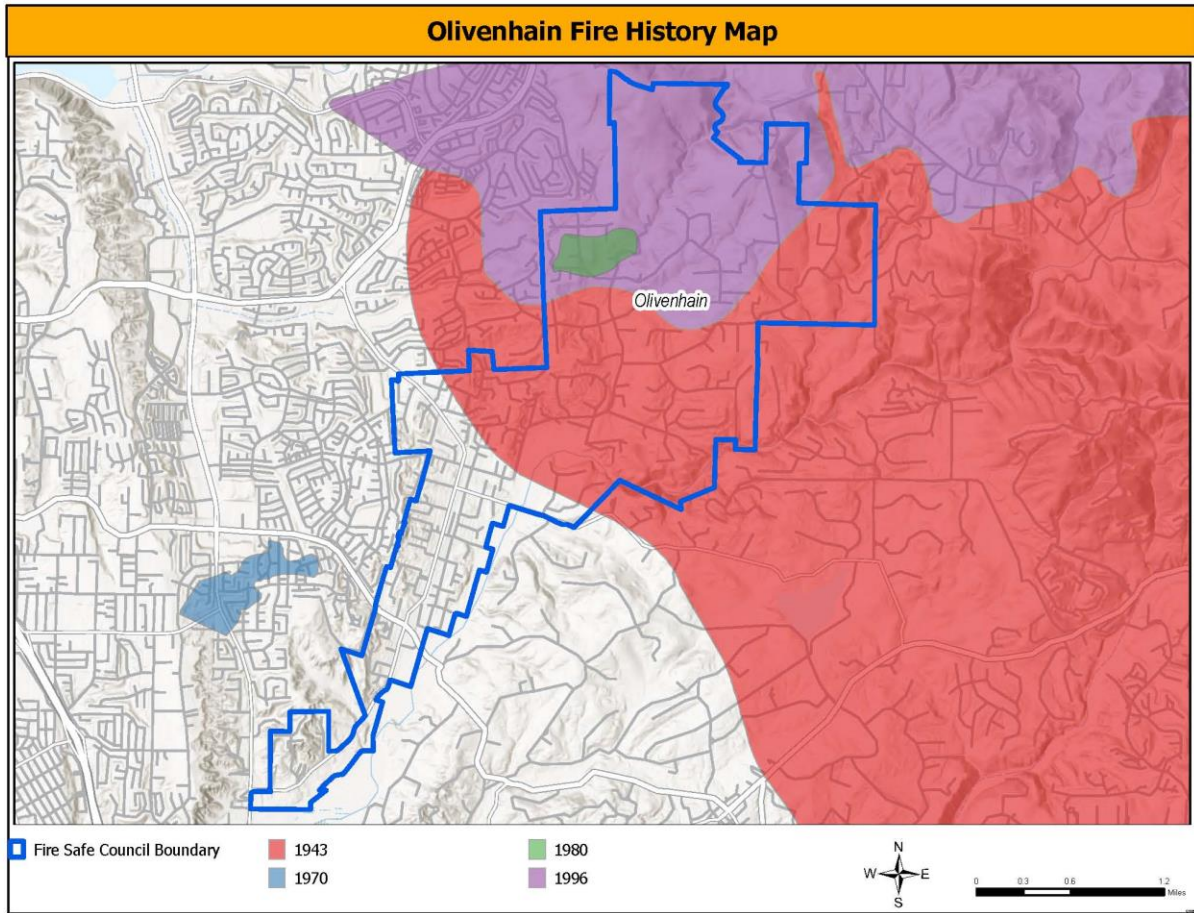


FIGURE 4: EVACUATION MAP

