

# 12. SAFETY

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## INTRODUCTION

Safety, a required element of the General Plan under California Government Code §65302(g), identifies hazards that pose potential risks of injury, death, and property damage resulting from flood hazards, fire proliferation, seismic impacts, geologic conditions and hazardous materials, in addition to Citywide emergencies and crime. Addressing naturally-occurring and man-made hazards will guide the growth of the City. The greatest risks in Clearlake are likely to result from flood or fire hazards. Areas planned for development along the Lake and in the 100-year flood zone should either be moved outside of the flood hazard zone or constructed with proper mitigation measures. Future development in the foothills surrounding the City should implement fire mitigation measures. Other hazards of lesser risk are also addressed to formulate an approach that encompasses a range of safety issues. The application of prevention and mitigation measures that address each hazard can reduce the impact on property, health and safety.

Goals, objectives, policies and programs set forth the approach and requirements to achieve a direction of growth that incorporates safety at its core. Addressing the impacts of flooding, fire, seismic hazards, hazardous materials, and crime and developing an emergency response direct the City along a path of safe development. Clearlake will be guided by a development approach that minimizes flood risk; be an environment of low urban fire and wildfire risk; be a city prepared for seismic and geologic hazard impacts; be free of health impacts caused by hazardous materials; be a community of low crime activity; and be prepared with an organized emergency response process.

# GOALS, OBJECTIVES, POLICIES, AND PROGRAMS

## GOAL SA 1

A community protected from injury, loss of life and property damage resulting from natural hazards relating to flooding, fire, seismic, and geologic events.

### Objective SA 1.1

Building limitations in high-risk zones- Avoid construction of high occupancy or critical services buildings in high fire, flood, and seismic risk zones.

#### Policy SA 1.1.1

Review and revise the Zoning Ordinance as necessary to relocate high density zoning to areas outside high risk zones.

##### Program SA 1.1.1.1

Review and update the Zoning Ordinance as new hazard maps are created by County, State, and Federal agencies.

#### Policy SA 1.1.2

Continue to enforce the California Building Code (CBC) for all new construction and renovation and when occupancy or use changes occur.

##### Program SA 1.1.2.1

Review and update the City Fire Code when new standards are adopted in the California Fire Code.

##### Program SA 1.1.2.2

Regularly update the City Building Code to include new construction and seismic safety standards from the California Building Standards Code.

##### Program SA 1.1.2.3

Regularly update the City Building Code to include new flood resistant construction techniques.

### Objective SA 1.2

Flood Hazards – minimize the risk of personal injury and property damage due to flooding.

#### Policy SA 1.2.1

Prohibit all development in the 100 year flood zone unless mitigation measures meeting Federal Flood Insurance Administration criteria are provided.

### Program SA 1.2.1.1

Distinguish if future development is in the 100 year flood zone during a projects design review, and decline approval for development in 100 year flood zone without mitigation.

### Policy SA 1.2.2

Work with the Lake County Watershed Protection District in the project review process to ensure that adequate measures are implemented to prevent flooding.

#### Program SA 1.2.2.1

Require new development to prepare hydraulic storm drainage studies defining the net increase in storm water run-off resulting from construction and require on-site detention/retention structures or improvements that ensure post-project flows are less than or equal to pre-project flows.

### Policy SA 1.2.3

Continue to work with Lake County to ensure that additional storm drainage runoff resulting from development occurring in unincorporated areas upstream from drainage channels is adequately mitigated through improvements on site and/or downstream.

#### Program SA 1.2.3.1

Request that the County refer all development proposals located in the drainage basins identified in the Storm Drainage Master Plan to the City of Clearlake for review and approval.

### Policy SA 1.2.4

Continue to participate in the National Flood Insurance program.

#### Program SA 1.2.4.1

Annually review changes to the National Flood Insurance program and inform residents within the 100 year flood zone of significant changes.

### Policy SA 1.2.5

Enforce measures to minimize soil erosion and volume and velocity of surface runoff both during and after construction through application of the erosion control guidelines.

#### Program SA 1.2.5.1

Require future projects to calculate the change in storm runoff due to new development, and mitigate significant impacts.

#### Program SA 1.2.5.2

Require that best practices for erosion during construction be followed for all construction projects.

#### Policy SA 1.2.6

Keep drainage channels sufficiently open to handle 100-year flood events.

##### Program SA 1.2.6.1

Assign the Public Works Department with responsibility to inspect drainage systems.

##### Program SA 1.2.6.2

Continue in the annual inspection of drainage systems and informing residents and property owners of illegal structures and debris that must be removed.

#### Policy SA 1.2.7

Work with the County to develop strategies for reducing flooding along the shoreline of Clear Lake.

##### Program SA 1.2.7.1

Participate in regional mitigation efforts to address Clear Lake flooding.

### **Objective SA 1.3**

Reduce the risk of damage and destruction from wild land fires.

#### Policy SA 1.3.1

The County Fire Protection District shall review all development proposals and recommend measures to reduce fire risk.

##### Program SA 1.3.1.1

Decline approval for proposed development not located within a five-minute response time of a fire station, unless acceptable mitigation measures are provided.

##### Program SA 1.3.1.2

Require that all new development be provided with sufficient fire flow facilities at the time of permit issuance.

#### Policy SA 1.3.2

Promote the use of defensible space in order to reduce the risk of structure fires.

#### Program SA 1.3.2.1

Collaborate with the Fire District to develop and implement an effective and environmentally sound weed abatement program and utilize the CDF defensible space standards and recommendations.

### **Objective SA 1.4**

Reduce the risk of loss of life, personal injury and damage to property resulting from seismic hazards.

#### Policy SA 1.4.1

Require structural integrity of existing buildings to reasonably protect occupants from earthquakes.

##### Program SA 1.4.1.1

Monitor and review existing critical, high priority buildings and retrofit if necessary to ensure structural compliance with seismic safety standards.

#### Policy SA 1.4.2

Require geotechnical reports by a state registered geologist for development proposals on sites in seismically and geologically hazardous areas and for all critical structures.

##### Program SA 1.4.2.1

Require, as conditions of approval, measures to mitigate potential seismic and geologic safety hazards for structures as recommended by the geotechnical report.

#### Policy SA 1.4.3

Designate properties in areas with severe sliding and soils conditions for low intensity uses such as open space, low density residential and agriculture.

##### Program SA 1.4.3.1

Require a geotechnical report for high intensity projects where sliding at or above the site is of concern.

## **GOAL SA 2**

A safe community with low crime activity.

### **Objective SA 2.1**

Adopt multiple approaches to crime prevention and response.

### Policy SA 2.1.1

Review development proposals for their demand for police services and implement mitigating measures.

#### Program SA 2.1.1.1

Implement mitigation measures such as the levying of police impact fees, if warranted.

#### Program SA 2.1.1.2

Determine areas in need of great attention from law enforcement by monitoring uses and sites that attract criminal activity and establishing records of incidences for targeted police patrol.

#### Program SA 2.1.1.3

Support neighborhood watch groups and establish community meetings with different neighborhoods at least once per year to share information with residents.

## Objective SA 2.2

Address and decrease illegal drug activity.

### Policy SA 2.2.1

Align and coordinate police, health, and social service resources to address local drug problems.

#### Program SA 2.2.1.1

Facilitate communication between the local agencies that address drug related issues.

#### Program SA 2.2.1.2

Create a comprehensive program to address current drug use, and a plan to prevent future use.

#### Program SA 2.2.1.3

Work with local organizations to provide sufficient drug rehabilitation services and facilities.

## GOAL SA 3

A community with low impact risk of hazardous materials on its well-being and health.

## Objective SA 3.1

Protect public health from the hazards associated with the transportation, storage and disposal of hazardous wastes [TSD Facilities].

### Policy SA 3.1.1

Maintain separation between residential areas and hazardous materials.

#### Program SA 3.1.1.1

Develop residential uses in areas that have not experienced hazardous material contamination if other feasible locations are available.

### Policy SA 3.1.2

Require remediation of hazardous sites before prolonged human occupation.

#### Program SA 3.1.2.1

Demand documentation of responsibilities for cleanup procedures with handlers of hazardous materials prior to the start of operations.

#### Program SA 3.1.2.2

Demand a cleanup program that conforms to State and Federal regulations.

### Policy SA 3.1.3

Follow hazardous waste transport standards set by the U.S. Department of Transportation.

#### Program SA 3.1.3.1

Define routes that allow vehicles to safely transport waste while reducing exposure to residents.

### Policy SA 3.1.4

Continue to facilitate land use and transportation decisions and other programs in accordance with the County's Hazardous Waste Management Plan.

#### Program SA 3.1.4.1

Coordinate with regional and state agencies to develop consistent hazardous waste management programs.

### Policy SA 3.1.5

Inform citizens about hazardous sites.

Program SA 3.1.5.1

Provide links to state and federal resources that describe the types of hazards and the location of hazardous sites.

Program SA 3.1.5.2

Disseminate material that describes remediation measures.

## **GOAL SA 4**

An effective emergency response system.

### **Objective SA 4.1**

Build local capacity to prepare for disasters and coordinate with other regional stakeholders.

Policy SA 4.1.1

Cooperate with Lake County in implementing the County's Emergency Preparedness Plan.

Program SA 4.1.1.1

Coordinate Emergency Preparedness Plans with Lake County and other emergency management stakeholders.

### **Objective SA 4.2**

Establish essential emergency relief facilities that will function adequately in the event of a disaster.

Policy SA 4.2.1

Identify specific facilities and lifelines critical to effective emergency response and evaluate their abilities to survive and operate efficiently immediately after a disaster. Designate alternative facilities for post disaster assistance in the event that the primary facilities have become unusable.

Program SA 4.2.1.1

Map all emergency response facilities and main infrastructure arterials. Work with service providers and emergency professionals to allocate appropriate primary and secondary facilities for use following a disaster.

### **Objective SA 4.3**

Inform the public of what actions to take in the event of an emergency or disaster.



### Policy SA 4.3.1

Designate an existing administrative employee as the City's Public Information Officer to respond to the public in the case of a natural disaster.

#### Program SA 4.3.1.1

Develop a protocol to disseminate information to the public in a disaster scenario.

## **Objective SA 4.4**

Designate emergency evacuation routes to provide a means to evacuate the community.

### Policy SA 4.4.1

Require adequate transportation access to new developments.

#### Program SA 4.4.1.1

Maintain adequate emergency vehicle access with minimum road width requirements that are passable at all times.

#### Program SA 4.4.1.2

Inform the Clearlake Police Department and the County Sheriffs Department of the emergency evacuation routes as well as of any changes in these routes.

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