



Land Surveying, PLLC

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10/7/2025

Fire Protection Plan – Replat of Lots 1 and 2 of Sorenson Acres

Assessment of Fire Risk:

The proposed subdivision Replat of Lots 1 and 2 of Sorenson is in an area of “moderate” risk, with a total hazard rating of 25, according to the Preliminary Plat Fire Hazard Rating Form submitted with this application.

The subject property is level and is currently primarily forested with some open grass meadows.

The proposed subdivision is located within the Spirit Lake Fire District and is approximately 5 miles (8 mins) from the fire station at 32182 N 6th Avenue, Spirit Lake, ID 83869.

Proposed Lot 2B has an existing residential house.

Replat of Lots 1 and 2 of Sorenson Acres is a four lot, residential subdivision which will be accessed from Flattery Ln, an existing private road with a large hammerhead at the end of the road.

Plans to Reduce Risk:

When address placards are posted at the driveway entrances, it is proposed that they have a reflective background and 4 inch tall number with ½ inch thick writing.

It is proposed that a defensible space is established around the existing house on Lot 2B.

Provisions for Defensible Space:

When additional homes or structures are built, it is proposed that in areas adjacent to structures, a defensible space is established. Defensible space is the 100 to 200 foot radius around a structure that reduces the fuel load (radiated heat), the burning embers (ignition source), and the flame length (direct flame) to structure contact. Lot owners are encouraged to establish and maintain this defensible space.

In a defensible space, zones should be established to create an adequate, protective buffer around a dwelling unit. Bonner County Emergency Management – defensible space zones broadly defined:

No Zone: 0-to-3-foot space where no combustibles should be stored (including firewood, etc.) near the dwelling. Vegetation should be thinned (i.e. – trimmed) and tree limbs kept at least 10 feet from the home, and 10-to-20 feet apart from each other.

Zone 1: 3-to-30-foot space where the grass is regularly maintained (cut and watered regularly), and bushes, shrubs, etc. thinned. Trees should be spread apart at a reasonable distance from each other.

Zone 2: 30-to-100-foot space where vegetation is thinned, maintained, and watered regularly. Overgrowth should be removed on an annual basis, and trees should be spread apart. Any firewood, propane, or other flammable material should be placed on either a gravel or concrete pad at least 30 feet from the dwelling unit.

Zone 3: Beyond 100 feet, all vegetation should be thinned, and mature trees should be 10-to-20 feet apart. Tree species that are highly flammable should be replaced with trees that are less-fire-prone.

Preliminary Plat Fire Hazard Rating Form

Bonner County Planning Department

ROAD ACCESS							SCORE
INGRESS/EGRESS	Multiple Access; City County Roads	2 ways In/Out City County Roads	Single Access City County Roads	Private Road Access Multiple ways In/Out	Private Road Access Single way In/Out	5	
	0	1	2	3	5	5	
ROAD GRADE/WIDTH		0-5%	6-9%	10-12%	13-15%	16% or greater	
30'-38' all weather	0	1	2	4	5		
16'-30' all weather	2	3	4	6	7		
Less than 16' all weather	4	5	6	8	9		
Less than 24' not all weather	5	6	7	9	10		2
OTHER ACCESS LIMITATIONS		Bridges limited to less than 40 Tons	Poor Travel Surface Material	Barricades or Gates			0
	2	2	2				0
TOPOGRAPHIC FEATURES							
ASPECT / SLOPE	0-10%	11-20%	21-30%	>30%	>30%-Ridgetop		
LEVEL	0	0	0	0	0		
NW-NE	1	2	4	5	6		
NE-SE	2	3	5	6	7		
NW-SW	3	4	6	7	8	All totaled	
SW-SE	4	5	7	8	9		0
DANGEROUS TOPOGRAPHIC FEATURES		Midslope	Nearby slopes >30%	Steep draws/ravines	Box canyon (chimney)		0
	4	3	4	5			0
OTHER FACTORS		Within fire district	Outside fire district				0
	0	6					0
Water Supply		500 gpm hydrant within 1000 feet	Unlimited water supply within 1 mile	10,000 gallons or less within 2000 feet	No accessible water source within 1 mile		6
		0	1	3	6		6
Fire Suppression Response		<5 minutes to fire station	<10 minutes to station	10-20 minutes to station	>20 minutes to station		2
		0	2	5	9		2
FUEL TYPES (mostly)		Grass and weeds	Brush/Shrubs	Trees			6
	2	4	6				6
FUEL DENSITY		Low	Moderate	Heavy			4
	2	4	6				4
Total Hazard Rating:		0-10	11-19	20-29	30-39	40+	
	LOW	MODERATE-LOW	MODERATE	MODERATE-HIGH	HIGH		

Assessment Made By: GO Land Surveying
 Project No.: 250611

Date: 10/7/2025 TOTAL HAZARD RATING: 25