

Fallen Leaf Lake Community Services District

Agency Profile

The Fallen Leaf Lake Community Services District (District) was formed in 1982 under Government Code §61000, et seq. for the purpose of providing improved fire protection and related services and parks and recreation services in the Fallen Leaf Lake Basin.

The District is empowered to, and provides fire protection and recreational services to residents within its boundaries.

Land Use Character

The District is located in the Lake Tahoe Basin area of El Dorado County, west of the City of South Lake Tahoe. The District covers approximately 4,000 acres and completely surrounds Fallen Leaf Lake. District residences areas are primarily situated around the Lake's shore, surrounded by steep, densely wooded ridges and mountains, including Angora and Cathedral Peaks. The Tallac Trail and Desolation Wilderness abut the western side of the District, and the District is surrounded on all sides by El Dorado National Forest Service lands.

Land uses within the District include residential areas, agriculture lands used for timber production harvest, commercial services in the lodge/marina/resort area and numerous recreational users (day hikers and overnight backpackers). In addition, the District serves the Stanford Sierra Camp (Stanford Center) and Fallen Leaf Lodge. The District has a high percentage of seasonal, second homes, so population estimates range from approximately 1,000 to 2,000 residents during summer to ten to 100 residents during winter. Little to no growth is expected to occur through 2030 due to local topography and Tahoe Regional Planning Agency (TRPA) regulations; however, renovation and rebuilding of existing homes is increasing the size and complexity of provision of fire service.

Level of Service

Fire Protection

The District provides fire protection service to the residences and recreational facilities surrounding Fallen Leaf Lake. Service is largely provided through an informal, but very active volunteer firefighter's association, as the District relies on trained volunteers for almost all its staffing (the District employs one full-time Fire Chief year-round). The District operates one fire station, Station 9, located at 241 Fallen Leaf Road. The nearby City of South Lake Tahoe provides important automatic aid and assistance to augment the services provided by the Fallen Leaf Fire Department. Under the provisions of an annual contract with the District, the City provides one fire engine and battalion chief available on a 24-hour basis to respond automatically to fires, provided that the roads are passable.

One of the greatest service challenges to the fire department is emergency vehicle access. Narrow, dead-end and seasonal roads make access difficult and day-use visitors further congest roadways with vehicles, especially when parked illegally. The

District addresses this issue, in part, through use of a fireboat that is able to pump water from the lake at a high volume of 500GPM and is unimpeded by traffic or parking problems. Fire service levels vary within the district; structures closer to the lake with better access to water have lower ISO ratings and higher service response from the fire department. Service is extremely difficult to provide, however, to some remote “walk-in” cabins with no road access at all.

Parks and Recreation

The District is responsible for overseeing the management of a local marina and store. Actual operational duties associated with these facilities are contracted out, pursuant to a long-term agreement which is scheduled to end in 2009. After this time, the District will need to select a new lessee to operate the store and marina.

Commission’s Policies and Guidelines

LAFCO Policy 4.4 requires the Commission to review the following topics before making sphere of influence determinations. The Commission’s review of fire suppression and emergency services as well as general government services addressed these requirements as noted below. All citations are from the Final *Countywide Fire Suppression and Emergency Services Municipal Services Review* (Fire MSR), adopted by the Commission on August 23, 2006, and the Final *General Government Services / Municipal Services Review* (GGSI), scheduled to be considered by the Commission on February 27, 2008.

1. *Service capacity, level and types of services currently provided by the agency, and areas where these services are provided*

- Fire Suppression and Emergency Services – Refer to the Fire MSR pages 97 to 99, “Services and Programs;”
- Parks and Recreation – Refer to the GGSI MSR page 2.13-2, “Section III – Infrastructure;” and page 2.13-9, “Section X – Infrastructure.”

2. *Financial capabilities and costs of service*

- Fire Suppression and Emergency Services – Refer to the Fire MSR, pages 106 to 108, “Funding and Budget;”
- Parks and Recreation – Refer to the GGSI MSR pages 2.13-2 to 2.13-5, “Section IV – Financing and Rate Restructuring;” page 2.13-6, “Section V – Cost Avoidance Opportunities;” and page 2.13-9, “Section X – Financing Constraints and Opportunities,” “Section X – Rate Restructuring,” and “Section X – Cost Avoidance Opportunities.”

3. *Topographic factors and areas of social and economic interdependencies*

- Fire Suppression and Emergency Services – Refer to the Fire MSR, pages 96 to 97, “Background;” pages 108 to 109, “Cooperative Agreement;” pages 109 to 110, “Community Outreach and Involvement;”

- Parks and Recreation – Refer to the GGSi MSR page 2.13-1, “Section I – Setting.”

4. Existing and planned land uses, land use plans and policies, consistency with county and city general plans, and projected growth in the affected area

- Fire Suppression and Emergency Services – Refer to the Fire MSR, pages 96 to 97 “Background,”
- Parks and Recreation – Refer to the GGSi MSR page 2.13-1, “Section I – Setting;” page 2.13-2, “Section II – Growth and Population;” and page 2.13.9, “Section X – Growth and Population.”

5. Potential effects on agricultural and open space lands

The District is within the Lake Tahoe Basin land use zoning area, which consists primarily of the Tahoe Agricultural District. This area is also simultaneously under the jurisdiction of the TRPA, which regulates growth near Lake Tahoe and has designated approximately 85-90% of the territory for conservation or recreation. Building within the district is severely restricted due to local topography and TRPA regulations; although renovation and rebuilding of existing homes is increasingly common. It is extremely unlikely that the land use within the District will change in the near future.

6. A description of the services that will be provided to any areas which may be added to the sphere and the timing and method for funding expansion of facilities or services

- Fire Suppression & Emergency Services – Refer to the Fire MSR, page 109, “Boundaries;”
- Parks and Recreation – Refer to the GGSi MSR page 2.13-2, “Section III – Infrastructure;” and page 2.13-9, “Section X – Infrastructure.”

7. An analysis of the effects of a proposed sphere of influence on other agencies and their service capabilities:

Not applicable for this agency.

DETERMINATIONS

In determining the sphere of influence for each local agency, Government Code §56425(e) requires the Commission to consider and prepare a written statement of determinations with respect to four factors. Staff recommends the following determinations for updating the sphere for the District:

1. The present and planned land uses in the area, including agricultural and open space lands.

Present land use within the District is almost exclusively residential, with some recreational facilities near the south shore of the Lake. Growth and development potential is limited largely by TRPA regulations, as well as local topography, and

there are not expected to be any substantial changes in the planned land use as a direct result of this review.

2. *The present and probable need for public facilities and services in the area.*

Present needs for public facilities and services are currently being met. Probable needs for public facilities and services are not currently anticipated to vary from present needs, as future demands are expected to remain the same.

3. *The present capacity of public facilities and adequacy of public services that the agency provides or is authorized to provide.*

The present capacity of public facilities provided is adequate to serve the existing community.

4. *The existence of any social or economic communities of interest in the area if the Commission determines that they are relevant to the agency.*

The District serves a single community, which is the area immediately surrounding Fallen Leaf Lake, and is entirely included within the District boundaries.

Based upon the information contained in this document, it is recommended that the Fallen Leaf Lake CSD Sphere of Influence be updated to affirm its current sphere, which is coterminous with existing boundaries, as shown in the map labeled "Exhibit A" and attached to Resolution L-2008-18.