



CITY COUNCIL AGENDA REPORT

Meeting Date: Thursday, May 1, 2025

From: Fire Marshal Battalion Chief Craig Wittner

Subject: Fire Hazard Severity Zone Map

Community Goal/Result

Safe Community – Enhance safety within the community of residents, businesses, and visitors.

Purpose

To comply with California Government Code 51179.

Recommendation

Staff recommend the City Council introduce an ordinance establishing the 2025 Local Responsibility Area Fire Hazard Severity Zone Map for the City of Brisbane and designating all areas within the City of Brisbane as Moderate.

Background

On February 24, 2025, CAL FIRE released the 2025 Local Responsibility Area (LRA) Fire Hazard Severity Maps. State law requires CAL FIRE, in coordination with the Office of the State Fire Marshal to identify areas in the state as moderate, high, and very high fire hazard severity zones, utilizing a consistent statewide model based on the severity of fire hazard that is expected to prevail in those areas. Fire Hazard Severity Zone maps evaluate “hazard,” not “risk” and are based on the physical conditions that create a likelihood and expected fire behavior over a 30 to 50-year period. The State Department of Forestry and Fire Protection has designated all areas within the City of Brisbane as Moderate and the map attached to the Ordinance reflects that designation.

The North County Fire Authority has made this information, including the map, available to the public for review and comment. The Authority has received no comments on the map.

Notwithstanding that properties in Brisbane will be designated as moderate, insurance companies use their own sophisticated risk models to make decisions about what premiums are to be imposed for fire insurance purposes..

Fiscal Impact

None

Environmental Review

No further environmental review is required under the California Environmental Quality Act (CEQA) to introduce and adopt this Ordinance because the Ordinance is not a project under CEQA Guidelines, Section 15378, and there is no significant environmental effect related to its adoption (CEQA Guidelines, Section 15061 (b)(3)).

Attachments

1. Ordinance
2. Local Responsibility Area (LRA) Moderate Fire Hazard Severity Zone Map

Craig Wittner

Craig Wittner, Fire Marshal

Jeremy Dennis

Jeremy Dennis, City Manager

CITY OF BRISBANE ORDINANCE NO. _____

AN UNCODIFIED ORDINANCE OF THE CITY OF BRISBANE DESIGNATING THE FIRE HAZARD SEVERITY ZONE FOR THE CITY OF BRISBANE AS MODERATE AND ADOPTING A MAP ENTITLED “CITY OF BRISBANE FIRE HAZARD SEVERITY ZONE”

WHEREAS, the State Fire Marshal has identified areas in the State as moderate, high, or very high fire hazard severity zones based on consistent statewide criteria based on the severity of the fire hazard that is expected to prevail in those areas; and

WHEREAS, the California Department of Forestry and Fire Protection has recommended that all areas within the City of Brisbane be designated as a moderate fire hazard severity zone; and

WHEREAS, the City is to adopt by ordinance a map designating the areas within its jurisdiction as moderate, high, or very high fire hazard severity zones; and

WHEREAS, information concerning this matter and the proposed map has been available to the public for review and comment; and

WHEREAS, this Ordinance is exempt from review under the California Environmental Quality Act (“CEQA”) under CEQA Guidelines Sections 15378 (not a project) and 15061(b)(3) (no significant environmental impact).

NOW, THEREFORE, THE CITY COUNCIL OF THE CITY OF BRISBANE does ordain as follows:

Section 1. The City Council hereby designates the Fire Hazard Severity Zone for the City of Brisbane as Moderate and adopts the attached map entitled “City of Brisbane Fire Hazard Severity Zone”.

Section 2. The official map referenced in Section 1 of this Ordinance is also located electronically on the following website: www.northcountyfire.gov.

Section 3. This ordinance shall be in full force and effect 30 days after its passage and adoption.

The above Ordinance was regularly introduced and after waiting the time required by law was thereafter passed and adopted at a regular meeting of the City Council of the City of Brisbane on May 15, 2025, by the following vote:

AYES:
NOES;
ABSENT;
ABSTAIN:

Mayor of the City of Brisbane

Attest:

Ingrid Padilla, City Clerk

Approved as to form:

A handwritten signature in blue ink, appearing to read 'T. R. McMorrow', with a long horizontal flourish extending to the right.

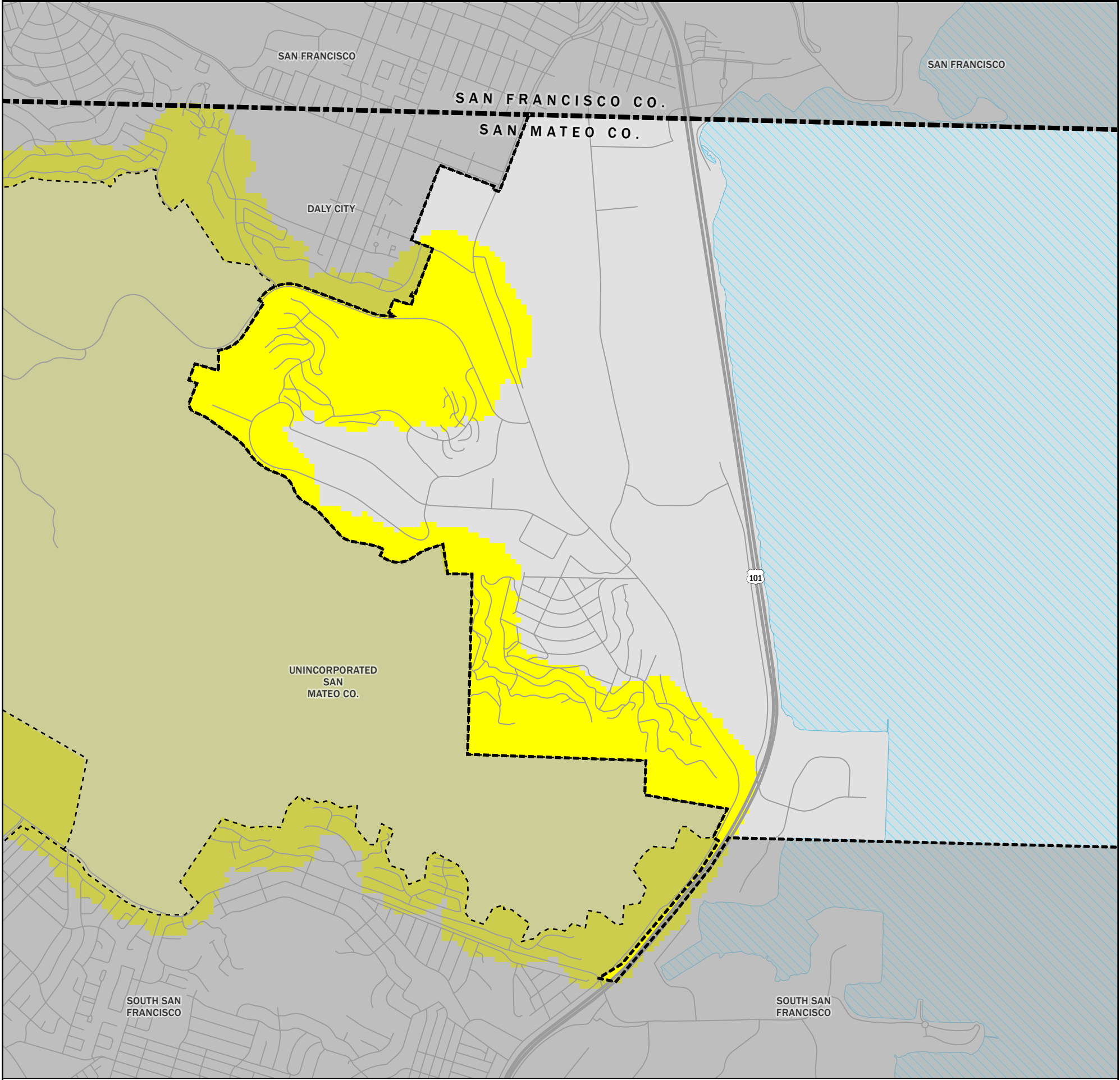
Thomas R. McMorrow, City Attorney



Local Responsibility Area Fire Hazard Severity Zones

As Identified by the
State Fire Marshal

February 24, 2025

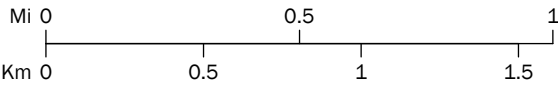


Fire Hazard Severity Zones (FHSZ) in Local Responsibility Area (LRA), as Identified by the State Fire Marshal

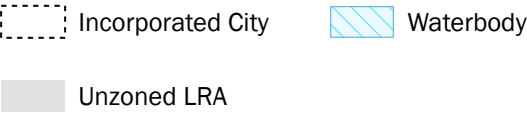
Moderate

Fire Hazard Severity Zones in State Responsibility Area (SRA), Effective April 1, 2024

Moderate



Projection: NAD 83 California Teale Albers
Scale: 1:24,000 at 11" x 17"



Government Code section 51178 requires the State Fire Marshal to identify areas in the state as moderate, high, and very high fire hazard severity zones based on consistent

statewide criteria and based on the severity of fire hazard that is expected to prevail in those areas. Moderate, high, and very high fire hazard severity zones shall be based on fuel loading, slope, fire weather,

and other relevant factors including areas where winds have been identified by the Office of the State Fire Marshal as a major cause of wildfire spread.

The State of California and the Department of Forestry and Fire Protection make no representations or warranties regarding the accuracy of data or maps. Neither the State nor the Department shall be liable under any circumstances for any direct, special, incidental, or consequential damages with respect to any claim by any user or third party on account of, or arising from, the use of data or maps.

Gavin Newsom, Governor, State of California
Wade Crowfoot, Secretary for Natural Resources, CA Natural Resources Agency
Joe Tyler, Director/Fire Chief, CA Department of Forestry and Fire Protection
Daniel Berlant, State Fire Marshal, CA Department of Forestry and Fire Protection

Data Sources:
CAL FIRE Fire Hazard Severity Zones (FHSZSRA23_3, FHSZLRA_25_1)
CAL FIRE State Responsibility Areas (SRA25_1)
City and County boundaries as of 10/22/24 (CA Board of Equalization)