



Planning Commission Staff Report

Date: June 28, 2006
Item 6c

SUBJECT: General Plan Update – Draft Public Safety Element

PURPOSE: Second Review of the Draft Public Safety Element; provide input prior to City Council review

I. BACKGROUND

The Planning Commission considered changes to the Public Safety Element at its July 27, 2005 regular meeting (Planning Commission minutes are included as Attachment 1). At the hearing the Planning Commission directed staff to further revise the 1996 Public Safety Element in order to address several concerns, including:

- Policies addressing Homeland Security
- Actions to be taken in the event of a major emergency
- The need for coordination with the business community regarding emergency preparedness
- Appropriate development on slopes and in other areas with seismic and/or geologic hazards
- The appropriate use of Geologic Hazard Abatement Districts (GHADs)
- Potential flood hazard, particularly as it relates to the catastrophic failure of Del Valle Dam
- Information on Community Emergency Response Team (CERT) training
- The appropriate setback for structures near earthquake faults
- Information related to gas line and other fuel and energy lines
- Under what conditions development should be allowed in areas beyond a five minute travel time for the Fire Department
- Providing information to the public regarding the City's Comprehensive Emergency Management Plan

Staff has extensively researched the issue of the appropriate setback for habitable structures in the vicinity of active faults. Most cities use a 50-foot setback for faults that are either specifically located or inferred. One city, the Town of Portola Valley, uses a 100-foot setback in an Earthquake Faulting Zone where the fault (in this case, the San Andreas) is believed to be located but was too deep to locate precisely. As indicated on Figure V-3, the intensity of ground shaking is largely related to factors other than proximity to the fault: soil type, the underlying geology, and susceptibility to liquefaction are all greater factors in predicting the degree of ground shaking and potential damage to property and lives. The purpose of the setback requirement in an Earthquake Faulting Zone (as designated by the State Geologist) is to locate structures outside of

the area where a surface rupture could occur. The setback is not meant to address damage related to ground movement. Therefore, where a fault has been precisely located, a 50-foot setback is sufficient. It could be argued that where a fault must be inferred or is concealed, a larger setback of 100 feet can be justified. Revised Programs 1.2 and 1.3 reflect these conclusions.

In addition to the above areas of discussion, the Commissioners also asked for additional information regarding Fire and Police services and the City's emergency plan. Regarding Police services, the Pleasanton Police Department's 2005 Annual Report is available on line at: <http://www.ci.pleasanton.ca.us/pdf/police-annual-report-2005.pdf> . A copy of the Livermore Pleasanton Fire Department's 2005 Annual Report is included in Commissioners packets. The City's *Comprehensive Emergency Management Plan* can be viewed at: <http://www.ci.pleasanton.ca.us/services/fire/emergency-preparedness.html>

II. SUMMARY OF RECOMMENDED CHANGES TO THE 1996 SAFETY ELEMENT

The Draft Safety Element (Attachment 2) uses strikeout and underline to show changes made since the Planning Commission last reviewed the Draft Element in July 2005. Attachment 3 is a clean copy that includes new and updated graphics. In summary, the proposed changes to the background text include:

- Clarifying and reorganizing Geologic Setting including the moving of Landslides and Expansive Soils setting discussions into Geologic Setting.
- Updating and including Table V-1, Landslide Zones.
- Updating Seismic/Earthquake Setting and moving general geologic setting information from this section into the Geologic Setting; and reorganizing this section by moving Liquefaction before Lateral Spreading, and adding a subsection called Other Seismic Hazards.
- Updating and clarifying the discussion on Earthquake Fault Zones; adding discussion on "inferred" faults; and adding a discussion on setbacks from known and inferred earthquake faults.
- Combining all geologic hazards into a new Geologic Hazards section with the following subsections: Landslides, Expansive Soils, Geologic Hazard Abatement District, and Earthquake Impacts; updating and clarifying information in each of the aforementioned subsections; and moving all setting information from this section into either the Geologic Setting or the Seismic/Earthquake Setting.
- Under Fire Hazards, renaming Urban Fire Hazards and deleting an outdated reference; renaming Wildfire Hazards and updating information; renaming Fire Hazard Protections, clarifying and updating text, and adding a new Table V-2; clarifying Fire Prevention; and adding Emergency Medical Response discussion.
- Under Flooding and Inundation, clarifying and editing background information; adding information about the Federal Insurance Administration and updating acres of land under

flooding under Flood Hazard Zones; updating some information under Flood Control Efforts; and clarifying some information under Dam Failure Inundation.

- Under Hazardous Materials, clarifying some information and referring to the petroleum and other pipelines. Staff is currently preparing Figure V-9 that will show the petroleum pipeline as well as the PG&E transmission lines. In addition, the text clarifies some information Under Regulatory Agencies and *Alameda County Hazardous Waste Management Plan*.
- Under Aviation Hazards, clarifying and updating the airport text including adding information indicating the airport protection and referral zones.
- Under Emergency Operations, updating this information and adding a new Table V-3 Critical Facilities and its revised Figure V-11, adding a new Table V-4 Private and Public Utilities Emergency Resources, and adding a discussion about the Community Emergency Response Team (CERT) and Local Emergency Action Plan (LEAP) programs.

The following changes were made to the Goals, Policies and Programs in the Draft Public Safety Element:

- Rewriting all of the Goals to delete the extraneous “to.”
- Rewriting Program 1.2 to better explain identified active faults and adding new Program 1.3 to prohibit construction of habitable structures within 100 feet of inferred faults.
- Updating Program 2.1 to conform to the new Figure V-3: Relative Intensity of Groundshaking.
- Clarifying Policy 4 to explain which structures are “susceptible” to seismic hazards.
- Deleting Program 4.1 because the City does not keep a list of structures in potentially hazardous seismic areas. Most properties within the City limits would be on the list.
- Updating Programs 5.1, 5.2, and 5.5, Policy 6, and Program 6.1 to be consistent with proposed updates, and combining previous Programs 6.1 and 6.2 into revised Program 6.1.
- Adding new Program 6.6 to prohibit major grading in unstable areas where slopes are 25 percent or greater.
- Updating Program 7.1.
- Deleting Program 7.6 as the State is supplying the information that would be gathered under that program.
- Renaming section to Fire Hazards and Emergency Response; revising Goal 3 to reference the environment; and adding new program 8.4 to invest in new emergency equipment.
- Updating Programs 12.2 to 12.6 (former Programs 13.2 to 13.6).
- Clarifying Program 13.1 (former Program 14.1) to reference the City’s *Comprehensive Emergency Management Plan*.
- Editing Policy 14 (former Policy 15) to correct grammar.
- Clarifying Programs 14.2 and 14.3 (former Programs 15.2 and 15.3).

- Correcting Program 14.5 (former Program 15.5) to show the City’s rating under FEMA as “8” and not “3.”
- Revising Program 15.4 (former Program 16.4) to delete reference to maintaining formally designated hazardous materials carrier routes, as the State Fire Marshall designates these routes.
- Clarifying Program 15.5 (former Program 16.5) to include users of hazardous materials.
- Deleting Program 18.3 regarding review and evaluation of potential air navigation hazards, as State law requires these actions.
- Clarifying and editing Policy 20 and Program 20.1 (former Policy 19 and Program 19.1).
- Adding Programs 20.3 and 21.3 regarding homeland security, adding Program 21.2 regarding the City’s *Comprehensive Emergency Management Plan*, and adding Policy 22 and Program 22.1 regarding the LEAP program.

The City’s Geographic Information System Department has prepared new maps (Figures V-1 to V-11).

II. STAFF RECOMMENDATION

Review and consider the Draft Public Safety Element (Attachments 2 and 3); provide input prior to City Council review.

ATTACHMENT:

1. Planning Commission minutes of July 27, 2005.
2. Draft Public Safety Element (underline and strikeout)
3. Draft Public Safety Element (clean copy with graphics)
4. Livermore Pleasanton Fire Department 2005 Annual Report (Commissioners only)

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