



MONTECITO FIRE PROTECTION DISTRICT

595 San Ysidro Road • Santa Barbara, California 93108 • (805) 969-7762 • FAX (805) 969-3598

February 18, 2011

Montecito Planning Commission
Attn: Errin Briggs

Re: Miramar Beach Resort and Bungalows
Site Access Plan

The Montecito Fire Protection District prevention and suppression personnel met with Caruso Affiliated representative Steve Hanna on January 27th. The purpose of the meeting was to allow the Fire District an opportunity to review revisions to the Site Access Plan for the Miramar Hotel project. The Fire District concerns were primarily focused on emergency response access. The District offered a perspective for tactical operations during potential fire suppression efforts and for emergency medical response needs. Standards from the access requirements section of the adopted fire protection plan were cited and applied to this project. Additional inquiries were made into other areas of concern or of interest to the District. A series of subsequent discussions ensued which covered the concerns relevant to our requests and mandates.

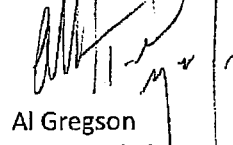
The following is a list of those items reviewed:

- Hydrant Locations
 - Yet to be determined
 - Water main infrastructure to be improved
- Fire Department Connection (FDC) Locations
 - Yet to be determined
- Power lines
 - To be installed underground
- Access through 10' sound wall
 - Increase openings serving as access from 6' to 8' minimum width
- Access to Fitness Center from the All Saints parking area off Eucalyptus Lane.
 - Minimum 8' wide access gate installation requested
- Weight Limit verification on the main building valet access above the parking garage
 - Engineering concern for subjected weights from potential of multiple fire apparatus units staged or parked over the sub-terrain parking area.
- East/West section of turf block serving as a fire lane off the Miramar Ave fire lane:
 - The District is requesting an increase in width to twenty feet with a turnaround.
- West/East section of Miramar Ave leading to the restaurant :
 - The District is requesting a twenty foot wide roadway the full length with an approved turnaround at the end.
- East / West section roadway along the beach cottages:
 - The District is requesting twenty foot wide roadway with a turnaround at the end near the private Miramar Beach Road gate.
- Turf block fire lane 120' along the south side of the main building to allow for improved access.

It is the Fire Districts' understanding that Caruso Affiliated will meet the above mentioned requirements as they pertain to emergency response access, or that a mutually agreed upon alternative be accepted and incorporated into the final approved site access plan before issuing the building permit.

Thank you for your consideration.

Sincerely,



Al Gregson
Fire Marshal
Montecito Fire Protection District
595 San Ysidro Road
Santa Barbara, Ca, 93108
805 969-7762 / 805 969-1445

cc: Caruso Affiliated
Steve Hanna