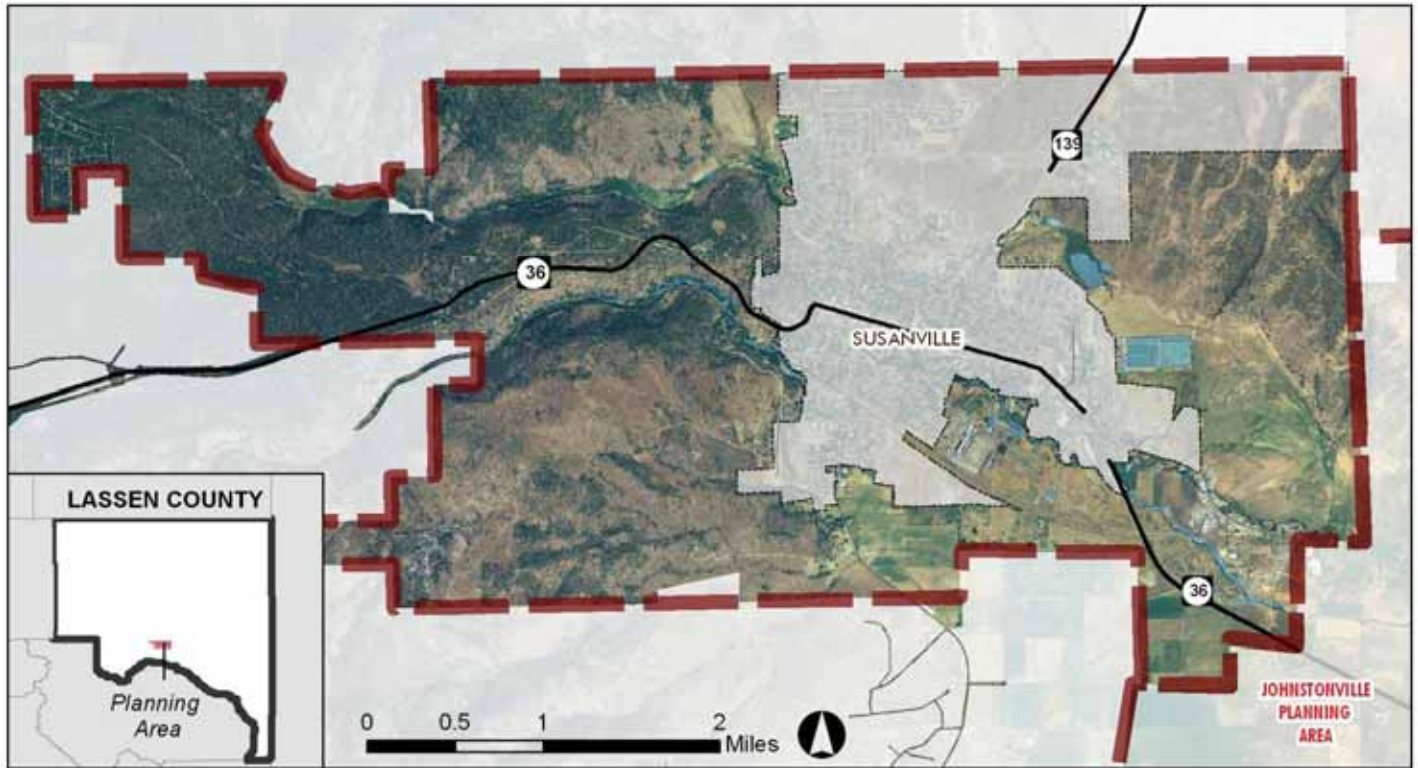


# SUSANVILLE VICINITY PLANNING AREA

## PLANNING AREA AT A GLANCE



### Location and Communities

The Susanville Vicinity Planning Area encompasses approximately 12 square miles surrounding the incorporated city of Susanville. For planning purposes, the incorporated areas of Susanville are excluded from the Susanville Vicinity Planning Area; however, the unincorporated areas are closely tied to the services and land uses within the city of Susanville.

#### SUSANVILLE

Located at the junction of State Highways 36 and 139, Susanville is Lassen County's primary activity and services center and is the only incorporated community in the county. In 2008, the City of Susanville was home to 9,659 unincarcerated residents. The city also functions as the major employment center in the county aside from the correctional facilities.

#### KEY FACTS AND FIGURES:

##### Population

- In 2000, the planning area (excluding the city of Susanville) was home to approximately 779 residents.

#### AREA TRENDS AND ISSUES:

##### Susanville Growth

- The recent completion of the Skyline Drive extension provides access to a large tract of land adjacent to the city limits.
- Future growth adjacent to the city limits will need to be coordinated with the City of Susanville to ensure compatibility of uses and access to services.

#### Sources:

2000 US Census data

## Land Use Characteristics

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- The planning area contains over 699 acres of land zoned for industrial development or 5 percent of the planning area's total land area. Much of this industrial is located bottomlands adjacent to the city limits, particularly along the Susan River and Center Road at the city's southeastern boundary. Only a portion of the land is currently developed.
- Lassen Community College occupies a 165 acre site north east of Susanville along Highway 139.
- 13 percent (2,037 acres) of the planning area consists of public lands (Lassen National Forest, Bureau of Land Management).
- Several pockets of residential development exist adjacent to the city limits and in Lake Forest Estates. These residential areas occupy 1,426 acres or 9 percent of the overall planning area.
- Some contiguous tracts of agricultural land remain along Richmond Road, Highway 36 southeast of the city and north of Johnstonville Road. These lands occupy 1,477 acres or 10 percent of the planning area's total land area.

## Area Services

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- **Fire Protection**—The Susanville Fire Department provides structural fire protection in Susanville. The Lake Forest Fire Protection District serve Lake Forest Estates, at the planning area's western boundary.
- **Schools**—The Susanville School District, Richmond School District, and Lassen Union High School District serve area students. As of Spring semester 2009, Lassen Community College has 2,327 registered part-time and full-time students (excluding prison population). 477 of these 2,327 students are full-time students.
- **Water and Wastewater**—Some portions of the planning area are served by the City of Susanville Water Department, other areas rely on well and septic systems.
- **Health Care**—Banner Lassen Medical Center, located in Susanville, is the county's primary medical care facility.