



## FAQ:

### **LIMITED TEMPORARY HOUSING PERMITS FOR CZU FIRE (LTHPs)**

#### **Why offer a *limited* temporary housing permit, when permits are already available to stay on property in temporary quarters?**

The County has been issuing Temporary Housing Permits for fire survivors to live on their parcels that were burned, or on parcels elsewhere in the County, in temporary quarters such as an RV, “tiny home”, or converted non-habitable building. The permit requires a temporary pre-application clearance from Environmental Health to ensure sewage is properly handled, and a temporary pre-application geologic hazard clearance to ensure the temporary home is not subject to geologic hazards. These are health and safety issues.

Because of the potential for debris flow landslides to affect the temporary home site, some geologic pre-application clearances resulted in a requirement for a site specific geologic report before a temporary permit could be issued. However, recognizing the extreme hardship of being displaced, residents may now opt to receive a limited version of the Temporary Housing Permit that allows them to move onto the property without completing the geologic report first. This is one of several key differences between the limited and “regular” temporary housing permits.

#### **What is the limited temporary housing permit (LTHP)?**

If your temporary pre-application geologic clearances resulted in a requirement for a geologic report you may opt for a limited permit without providing the report. This permit is based on the property owner signing a legal document, called a covenant, in which the property owner assumes all risks associated with the permit, indemnifies the County, and agrees to evacuate should there be an evacuation order issued.

#### **What are the terms of a LTHP?**

- Signing and notarizing the legal covenant
- Expiration date is October 15, 2022
- Receiving any follow up building permit that is necessary

#### **What is the significance of the October 15, 2022 expiration?**

For construction purposes the rainy season is considered to be October 15 – April 15. The hazard of debris flow landsliding is higher during the rainy season. Because the geologic investigation is not being completed prior to occupying, the usual three year valid period of a temporary housing permit is limited to one year and one rainy season. There will likely be more information available in 2022 on which to base renewal of the permit.

#### **Does the County encourage LTHPs?**

If your site was identified as one that should have geologic investigation, the hazard of debris flow landsliding and the associated property and life safety risks at the housing site have not been fully characterized, and avoidance measures, such as the need to move to an alternate spot, will not have been identified.

Further, an engineering study of debris flow-flooding risk in the burn area is currently underway, funded by the Community Foundation of Santa Cruz County (CFSCC). The study is being done by a professional consulting firm with specific expertise evaluating debris flow risk after wildfire. That report is due in mid-September 2021. In locations where geologic investigation has been required, it is prudent to wait to locate even a temporary structure until the results of that study are available.

#### **Which parcels are eligible for LTHP?**

- A temporary Pre-Application Geologic Clearance resulted in the requirement for a site specific geologic report;
- Property was owned by the permit applicant at the time of the fire;
- Applicants meet any conditions of the exception, including recording legal documents on title and agreeing to comply with evacuation orders.

#### **How do I make application?**

Make application at the Recovery Permit Center. Reach the RPC by email [rpc@santacruzcountyca.gov](mailto:rpc@santacruzcountyca.gov), phone 831-454-5323, or [Make an appointment today](#). Office hours are Monday-Friday 8am-Noon and 1-5pm.

**Please contact the Recovery Permit Center at [rpc@santacruzcountyca.gov](mailto:rpc@santacruzcountyca.gov) or (831) 454 5323 if you have questions or need assistance.**

7.30.21