

# Supervisors OK temporary living quarters

Wednesday, Oct. 25, 1989 — Santa Cruz Sentinel—A-5

By JAMIE S. CACKLER  
Sentinel staff writer

SANTA CRUZ — People with wrecked homes in unincorporated areas of the county will be allowed

to live in campers and other RV's on their own property while they repair their homes, the county Board of Supervisors decided Tuesday.

Supervisors passed an emergency ordinance, effective immediately, with several special provisions for living in the aftermath of the 7.1 magnitude quake of Oct. 17.

At the same time, supervisors gave the Planning Department permission to reduce regular services and to concentrate on issuing disaster permits.

Supervisors are considering a moratorium on regular building

until the area recovers from the earthquake disaster. They asked Planning Director Dianne Guzman for a report on the possibility, and agreed to consider it at their Nov. 7 meeting. The city of Watsonville passed a similar moratorium Monday.

The board also approved of Guzman's plan to defer county permit fees for earthquake damage repair work for 60 days.

For the past week, the department has been waiving fees on emergency permits.

Guzman told the board they will defer fees while they seek some outside source of money to cover

the fees.

She estimated it would cost \$191,165 to run the Planning Department for a month, devoting all operations to issuing earthquake repair permits and inspections.

At the same time, the department would be losing \$213,000 in income from regular fees for zoning, construction permits and grading permits, she estimated.

One part of the emergency ordinance enacted Tuesday allows people to rebuild or repair any building or structure which has been damaged as a result of the earthquake and its aftershocks.

There are several conditions: The

new building must be in the same place, and that site must be declared safe by a geologic report. The building also must be for the same use, and it can't be more than 10-percent bigger than the damaged or destroyed structure. The 10-percent limit applies to floor area, height and bulk.

Planning Director Dianne Guzman said the county should allow replacement of the non-conforming homes because "preservation of housing stock" is a high priority since so many people are left homeless and housing is so tight in the county.

Several conditions were attached to the provision allowing people to

stay in campers and mobile homes.

Residents will have to obtain permits from the county, and the trailer or RV must be connected to an existing sewer or septic tank, unless it is self-contained. The unit must have a water supply approved by the Environmental Health Department.

Trailers and other RVs may only be occupied when homes have been labeled officially "Unsafe to Occupy", or if repairs are so extensive that no one can live inside while they are going on.

The unit must be removed before residents move back into their home, and must be removed within 24 months.