



COUNTY OF HUMBOLDT  
PLANNING AND BUILDING DEPARTMENT

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## Emergency Housing Villages Frequently Asked Questions

### What does the Emergency Housing Village Ordinance allow?

The Emergency Housing Village Ordinance allows for two different types of villages as a type of emergency housing: **Emergency Dependent Unit Villages (EDUV)** and **Alternative Lodge Parks (ALP)**. Emergency Housing Villages are for persons experiencing homelessness while a shelter crisis has been declared. No individual or household can be denied shelter because of inability to pay.

### Which are allowed now, EDUV, ALP or both and for how long?

EDUVs and ALPs are both allowed in the inland areas starting September 20, 2024. The Coastal Tiny House Village Ordinance is pending approval from the Coastal Commission, and sites within the Coastal Zone are not currently allowed. These villages are only allowed during an active shelter crisis, and the State's shelter crisis declaration is set to expire on January 1, 2026, unless further extended.

### Are there ownership requirements?

There are no property ownership requirements for Emergency Housing Villages.

### Who can operate an Emergency Housing Village?

Emergency Housing Villages can be operated by one of the following:

- i) government agency
- ii) religious institution
- iii) nonprofit charitable organization
- iv) private nonprofit organization

### What constitutes an EDUV?

A group of three or more Emergency Sleeping Cabins that provide a room for living and sleeping, and common facilities providing shared bathroom and kitchen facilities on one parcel.



**What is an Emergency Sleeping Cabin?**

<p>A hard-roof and sided structure providing a room for living and sleeping, not equipped with a kitchen area, toilet or sewage disposal system, and is used for emergency housing specifically for persons experiencing homelessness for the duration of the shelter crisis (HCC 314-140).</p>	<input type="checkbox"/>
<p>Meets the minimum requirements of California Building Code (CBC), Appendix P104 <i>Emergency Sleeping Cabins</i> and California Residential Code (CRC), Appendix AZ104 <i>Emergency Sleeping Cabins</i>.</p>	<input type="checkbox"/>

**Does my car, truck, van, RV or other vehicle qualify as an emergency sleeping cabin?**

No, a car, truck, van, RV or other vehicle does not qualify as an emergency sleeping cabin.

**What constitutes an ALP?**

An ALP would provide spaces for occupancy for persons experiencing homelessness, allowing a broad range of housing types during a local shelter crisis. The range of allowable housing types include manufactured and mobile homes, recreational vehicles, travel trailers, tiny houses and moveable tiny houses. All ALPs would require approval of a Conditional Use Permit.

**Does my car, truck or van qualify for a space in an ALP?**

Currently, no. A car, truck or van does not qualify for a space in an ALP, but county staff is looking into amending the Emergency Housing Building Code Appendices to allow this.

**What are the Building Code requirements for housing in an ALP?**

All housing in an ALP would need to meet the minimum requirements of California Building Code (CBC), Appendix P *Emergency Housing* and California Residential Code (CRC), Appendix AZ *Emergency Housing*.

**What is required for Common Facilities?**

Common facilities must include kitchen areas, toilets, showers, and bathrooms with running water that meet the minimum requirements of California Building Code (CBC), Appendix P *Emergency Housing* and California Residential Code (CRC), Appendix AZ *Emergency Housing*.



**What are the density limits of the ordinance?**

There are no density limits for emergency housing in the ordinance. All sites would still need to meet the required setbacks and allow for sufficient ingress and egress for emergency access.

EDUVs would need three or more Emergency Sleeping Cabins to be a village, and ALPs would need to provide two or more spaces for occupancy.

**Can Emergency Housing Villages be supported by Onsite Wastewater Treatment and Water Systems?**

No, all Emergency Housing Villages require connection to public water and wastewater systems.

**Can I use a generator to power an Emergency Housing Village?**

Yes, a generator can be used for an Emergency Housing Village with approval of a Special Permit. The applicant would need to show how they would comply with the noise and storage standards in Section 62.5.3.3 of the ordinance.

**When are EDUVs principally permitted?**

<b>EDUVs are Principally Permitted when they meet the following:</b>	
Parcel is zoned one of the following: Inland zones: R-3, R-4, MU-1, C-1, C-2, or CH.  Coastal Zones with a Coastal Development Permit *pending Coastal Commission Approval: RM, CN, or CG.	<input type="checkbox"/>
The parcel has available connection to public water and wastewater systems.	<input type="checkbox"/>
The parcel has available connection to grid power or will have a permitted renewable power source. (*A Special Permit is required if proposing onsite generator power.)	<input type="checkbox"/>
Access road meets a Road Category 4 with 20-foot width.	<input type="checkbox"/>
Driveway meets a Road Category 2 with 20 feet at the mouth of the driveway.	<input type="checkbox"/>



**When are ALPs permitted with a Conditional Use Permit?**

ALPs are permitted with a CUP In the following zones:	
Inland zones: R-3, R-4, C-1, C-2, C-3, CH, MU-2, ML, or MH. Also includes U with a land use designation of RM, CG, or CS. Coastal zones with a Coastal Development Permit *pending Coastal Commission Approval: RM, R2, CN, CG or MB.	<input type="checkbox"/>

**Is there a limit on the number of pets allowed?**

The Emergency Housing Village Ordinance does not limit the number of household pets. However, a EDUV or ALP operator or landlord could have their own limits on pets, which would be outlined in their agreement.

**What happens to each of these when a declared emergency expires or is terminated?**

Sites that only meet the minimum requirements of California Building Code (CBC), Appendix P *Emergency Housing* and California Residential Code (CRC), Appendix AZ *Emergency Housing*, shall be removed within 90 days of the expiration date of the shelter crisis. Sites that meet California Building Code for permanent structures could remain, or structures and facilities could be upgraded to meet California Building Code through permit applications.