



Land Use Services Department Planning Division

Frequently Asked Questions - Alternative Shelter

What is an alternative shelter?

Any shelter, vehicle or site prepared for transient occupancy rental other than a legal residential dwelling unit or commercial lodging facility. Examples include but are not limited to tents, recreational cabins, and recreational vehicles.

Can I use my alternative shelter as a short-term rental?

No. Alternative shelters are not considered a dwelling, and do not qualify for a short-term rental permit. If anyone would like to offer alternative shelters as lodging or campground, they must apply for and ultimately obtain a Conditional Use Permit (CUP) or Minor Use Permit (MUP). Which permit will be determined by the property's underlying zoning.

Is there a zoning requirement to be permitted for a campground?

Yes. The campground use is permitted in the Rural Living (RL) zone with a CUP, and a MUP or CUP within the Agricultural (AG) or Resource Conservation (RC) zone.

Where can I find more information about what is needed to apply for Minor Use Permits or Conditional Use Permits?

Please see the checklist on the alternative shelters webpage, or via the link below.

<http://www.sbcounty.gov/uploads/LUS/Handouts/PISheet.pdf>

How do I apply for a CUP or MUP?

To apply for a CUP/MUP or Pre-Application for Development Review, go to our online permitting website (EZOP) at: <https://ezop.sbcounty.gov>

or visit: <https://cms.sbcounty.gov/lus/Planning/AlternativeShelterPermit.aspx> for more information.

You may call Planning's Customer Service at (909) 387-8311, Monday-Friday or contact us via email at alts@lus.sbcounty.gov