

**From:** [Nancy Lynn Jarvis](#)  
**To:** [Board Of Supervisors](#)  
**Subject:** LICA bill AB 518  
**Date:** Sunday, March 2, 2025 10:30:52 AM  
**Attachments:** [sample LICA letter \(1\).docx](#)

---

\*\*\*\***CAUTION:** This is an EXTERNAL email. Exercise caution. DO NOT open attachments or click links from unknown senders or unexpected email.\*\*\*\*

Dear Board of Supervisor Members

Thank you for sending your letter of opposition to this bill. Please keep fighting for us and don't do this to us. We are still suffering post CZU Fire and can't get insurance already. Passage of this bill would only exacerbate our hurtful situation.

Nancy Kille

[REDACTED]

Bonny Doon

To Whom It May Concern:

I'm sympathetic to the goal of increasing the opportunities for camping, but the bill allowing so-called "Low-impact camping areas" (AB-518) is problematic.

Fire hazard—As detailed in the Rural Bonny Doon report on LICAs (<https://rbda.us/wp-content/uploads/2025/02/RBDA-report-on-Foreseeable-LICA-impacts.pdf>), recreation is the single largest cause of wildfires in California (Scientific American, 12/1/23). Campgrounds should be prohibited on properties mapped by Cal Fire as "high fire hazard" or "very high fire hazard" and in neighborhoods where private insurance companies are denying insurance coverage. Campgrounds should be required to have the same water storage for fire-fighting as local residences. **Fire safety should be the top priority for where LICAs are permitted.**

Generators—The ordinance must all prohibit generators use. Generators are a nuisance to neighbors, a fire hazard, and are counter to the objective of a natural camping experience. They should be prohibited on all LICAs.

Set-backs and noise—Campgrounds must be set back far enough from neighboring residences that neighbors can enjoy quiet without having to retreat indoors. Sound travels much farther in country settings than it does in town. The bill's specified setback of 200 ft is unacceptably close. Think of this in terms of in-town residences. A 200- foot setback would mean a campground could be within three to four houses from a residence. Setbacks should be a minimum 1000 ft from residences. Quiet times should be longer, perhaps 9:00 to 7:00 or dark until 7:00 and the bill must specify who is responsible for enforcement and funding for enforcement.

Building codes and sanitation—AB-518 fails to recognize the extreme sanitation and building code violations that are common on LICAs. Although LICAs are not yet legal, many are already advertised on Hipcamp. The RBDA report (<https://rbda.us/wp-content/uploads/2025/02/RBDA-report-on-Foreseeable-LICA-impacts.pdf>) illustrates a sampling of non-compliant facilities advertised in Santa Cruz County, including pit toilets, dangling propane heaters, stovepipes protruding from tents. AB-518 must specify how campgrounds with these unsafe facilities will be shut down immediately.

Protection of wildlife—LICAs should be excluded from habitat for protected species identified as candidate, sensitive, or species of special status by State or federal agencies. Similarly, The Nature Conservancy and Sempervirens have mapped lands that they consider priorities for conservation. Campgrounds should be prohibited in these areas.

Pilot program for farm stays—Many of the problems with the proposed ordinances could be removed if LICAs were excluded from properties in high fire hazard areas in residential neighborhoods. Why not start a pilot program for farm stays on Agricultural lands outside of hazardous fire areas and outside of residential areas?

Sincerely,  
Nancy Kille

  
Bonny Doon

**From:** [bonnie.thegallowaygroup.com](mailto:bonnie.thegallowaygroup.com)  
**To:** [Board Of Supervisors](#)  
**Subject:** AB -518  
**Date:** Saturday, March 1, 2025 4:42:27 PM

---

\*\*\*\***CAUTION:**This is an EXTERNAL email. Exercise caution. DO NOT open attachments or click links from unknown senders or unexpected email.\*\*\*\*

To: Board of Supervisors

I live in the Santa Cruz mountains and am writing to you today about AB 518 which allows camping in the Santa Cruz Mountains. We live in a high-risk area where wild fires are occurring every few years. I have lived in Bonny Doon for 18 years and have had to evacuate three times due to wild fires. As you probably know most of the residents are having to pay exorbitant insurance premiums due to the high risk of wild fires. The really crazy part of AB- 518 is that residents have been prohibited from using their extra space for vacation rentals but camping would be allowed under AB - 518, knowing the risks to life and property. We live with the threat of fire destroying our homes so, please don't increase that threat by voting in favor of unsupervised, unregulated camping by people who will most likely be enjoying alcohol while they camp outdoors. Most of us are on the California Fair Plan and are paying exorbitant rates for insurance. I pay \$25,000/yr. in property insurance and pay another \$33,000/yr in property tax. Combined \$58,000 per year. One cigarette can cause an all-encompassing wild fire. I cannot see any good sense in allowing AB - 518 to pass.

Please on behalf of myself and my neighbors please VOTE NO AB-518.

Respectfully,

Bonnie Brunet  
Martin Rist  
Bonny Doon



**From:** [Sherri McQuaide](#)  
**To:** [Board Of Supervisors](#)  
**Subject:** ab518  
**Date:** Sunday, March 2, 2025 3:44:38 AM

---

\*\*\*\***CAUTION:**This is an EXTERNAL email. Exercise caution. DO NOT open attachments or click links from unknown senders or unexpected email.\*\*\*\*

AB-518

We do not want campers in Bonny Doon. Having survived the CZU fire in 2020, we do not need yet another risk for **absolutely no reason**. The proposed bill is insane in the first place. Pushing homeless people into rural areas is not the answer. Would you want them next to you?

LA has had numerous reports of arson fires started by the homeless.

Please vote against this bill.

Sherri & Robert McQuaide  
Bonny Doon, CA

**From:** [Denise Lapidis](#)  
**To:** [Board Of Supervisors](#)  
**Subject:** AB-518  
**Date:** Sunday, March 2, 2025 5:43:10 PM  
**Attachments:** [PastedGraphic-2.tiff](#)

---

\*\*\*\***CAUTION:** This is an EXTERNAL email. Exercise caution. DO NOT open attachments or click links from unknown senders or unexpected email.\*\*\*\*

To Whom It May Concern:

I'm sympathetic to the goal of increasing the opportunities for camping, but the bill allowing so-called "Low-impact camping areas" (AB-518) is grossly deficient. Please do not pass this bill until the following deficiencies are corrected:

**Fire hazard**— As detailed in the Rural Bonny Doon report on LICAs (<https://rbda.us/wp-content/uploads/2025/02/RBDA-report-on-Foreseeable-LICA-impacts.pdf>), recreation is the single largest cause of wildfires in California (Scientific American, 12/1/23).

Campgrounds should be prohibited on properties mapped by Cal Fire as "high fire hazard" or "very high fire hazard" and in neighborhoods where private insurance companies are denying insurance coverage. Campgrounds should be required to have the same water storage for fire-fighting as local residences. Fire safety should take priority over maximizing the number of campgrounds.

**Generators**—The ordinance must all prohibit generators use. Generators are a nuisance to neighbors, a fire hazard, and are counter to the objective of a natural camping experience. They are prohibited on the 47 permitted commercial cannabis cultivation sites in Santa Cruz County (except for emergency use), and they should be prohibited on all LICAs.

**Set-backs and noise**—Campgrounds must be set back far enough from neighboring residences that neighbors can enjoy quiet without having to retreat indoors. The bill's specified setback of 200 ft is unacceptably close. If generators are allowed, the setback should be a minimum 1000 ft from residences. If generators are prohibited, the setback should be 500 ft. AB-518 requires that quiet hours be enforced from 10:00PM to 6:00AM. The bill must specify who is responsible for enforcement and funding for enforcement.

**Building codes and sanitation**—AB-518 fails to recognize the extreme sanitation and building code violations that are common on LICAs. Although LICAs are not yet legal, many are already advertised on Hipcamp. The RBDA report (<https://rbda.us/wp->

<content/uploads/2025/02/RBDA-report-on-Foreseeable-LICA-impacts.pdf>) illustrates a sampling of non-compliant facilities advertised in Santa Cruz County, including pit toilets, dangling propane heaters, stovepipes protruding from tents, showers draining onto the ground. AB-518 must specify how campgrounds with these unsafe facilities will be shut down immediately.

Protection of wildlife—LICAs should be excluded from habitat for protected species identified as candidate, sensitive, or species of special status by State or federal agencies. Similarly, The Nature Conservancy and Sempervirens have mapped lands that they consider priorities for conservation. Campgrounds should be prohibited in these areas.

Pilot program for farm stays—Many of the problems with the proposed ordinances could be removed if LICAs were excluded from properties in high fire hazard areas in residential neighborhoods. Why not start a pilot program for farm stays on Agricultural lands outside of hazardous fire areas and outside of residential areas?

Please reject AB-518 unless the deficiencies cited above are corrected.

Sincerely,

Denise Divine Lapidès, E-RYT 500, Certified Yoga Therapist, Board Certified Ayurvedic Practitioner  
Creator and Director, Divine Light Yoga Teacher Trainings

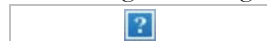


<https://www.divinelightyoga.com>

<https://www.facebook.com/denise.lapides>

Inst/DeniseDivine

"Be the Light and Light the Way"



**From:** [pam koch](#)  
**To:** [pam koch](#)  
**Subject:** Comments on AB-518, "low impact camping areas" bill  
**Date:** Monday, March 3, 2025 9:42:17 PM

---

\*\*\*\***CAUTION:** This is an EXTERNAL email. Exercise caution. DO NOT open attachments or click links from unknown senders or unexpected email.\*\*\*\*

To Whom It May Concern:

I'm very supportive of the goal of increasing the opportunities for camping in our state, but the bill allowing so-called "Low-impact camping areas" (AB-518) is grossly deficient. Please do not pass this bill until the following deficiencies are corrected:  
Fire hazard— As detailed in the Rural Bonny Doon report on LICAs (<https://rbda.us/wp-content/uploads/2025/02/RBDA-report-on-Foreseeable-LICA-impacts.pdf>), recreation is the single largest cause of wildfires in California (Scientific American, 12/1/23). I was woken up on the morning of 8/20/2020 with flames from the CZU Lightning Complex Fire visible from my driveway. Our home barely escaped the fire. Over 1000 homes of my neighbors did not. This was our third fire evacuation in 25 years and all most likely due to unsupervised or illegal camping.

Campgrounds should be prohibited on properties mapped by Cal Fire as "high fire hazard" or "very high fire hazard" and in neighborhoods where private insurance companies are denying insurance coverage. Campgrounds should be required to have the same water storage for fire-fighting as local residences. Fire safety should take priority over maximizing the number of campgrounds. There should always be a responsible individual onsite to monitor illegal behavior and there must be communication available to call in a fire or other emergency.

Generators—The ordinance must prohibit generators use. Generators are a nuisance to neighbors, a fire hazard, and are counter to the objective of a natural camping experience. They are prohibited on the 47 permitted commercial cannabis cultivation sites in Santa Cruz County (except for emergency use), and they should be prohibited on all LICAs.

Set-backs and noise—Campgrounds must be set back far enough from neighboring residences that neighbors can enjoy quiet without having to retreat indoors. The bill's specified setback of 200 ft is unacceptably close. If generators are allowed, the setback should be a minimum 1000 ft from residences. If generators are prohibited, the setback should be 500 ft. AB-518 requires that quiet hours be enforced from 10:00PM to 6:00AM. The bill must specify who is responsible for enforcement and funding for enforcement.

Building codes and sanitation—AB-518 fails to recognize the extreme sanitation and building code violations that are common on LICAs. Although LICAs are not yet legal,

many are already advertised on Hipcamp. The RBDA report (<https://rbda.us/wp-content/uploads/2025/02/RBDA-report-on-Foreseeable-LICA-impacts.pdf>) illustrates a sampling of non-compliant facilities advertised in Santa Cruz County, including pit toilets, dangling propane heaters, stovepipes protruding from tents, showers draining onto the ground. AB-518 must specify how campgrounds with these unsafe facilities will be shut down immediately.

Protection of wildlife—LICAs should be excluded from habitat for protected species identified as candidate, sensitive, or species of special status by State or federal agencies. Similarly, The Nature Conservancy and Sempervirens have mapped lands that they consider priorities for conservation. Campgrounds should be prohibited in these areas.

Pilot program for farm stays—Many of the problems with the proposed ordinances could be removed if LICAs were excluded from properties in high fire hazard areas in residential neighborhoods. Why not start a pilot program for farm stays on Agricultural lands outside of hazardous fire areas and outside of residential areas? Please reject AB-518 unless the deficiencies cited above are corrected.

Sincerely,

Pam Koch



**From:** [Valerie Miller](#)  
**To:** [assemblymember.haney@assembly.ca.gov](mailto:assemblymember.haney@assembly.ca.gov); [assemblymember.ioepatterson@assembly.ca.gov](mailto:assemblymember.ioepatterson@assembly.ca.gov);  
[assemblymember.farias@assembly.ca.gov](mailto:assemblymember.farias@assembly.ca.gov); [assemblymember.calozza@assembly.ca.gov](mailto:assemblymember.calozza@assembly.ca.gov);  
[assemblymember.gallagher@assembly.ca.gov](mailto:assemblymember.gallagher@assembly.ca.gov); [assemblymember.kalra@assembly.ca.gov](mailto:assemblymember.kalra@assembly.ca.gov);  
[assemblymember.lee@assembly.ca.gov](mailto:assemblymember.lee@assembly.ca.gov); [assemblymember.quirk-silva@assembly.ca.gov](mailto:assemblymember.quirk-silva@assembly.ca.gov);  
[assemblymember.soria@assembly.ca.gov](mailto:assemblymember.soria@assembly.ca.gov); [assemblymember.ta@assembly.ca.gov](mailto:assemblymember.ta@assembly.ca.gov);  
[assemblymember.wicks@assembly.ca.gov](mailto:assemblymember.wicks@assembly.ca.gov); [Patty.Schapiro@asm.ca.gov](mailto:Patty.Schapiro@asm.ca.gov);  
[assemblymember.wilson@assembly.ca.gov](mailto:assemblymember.wilson@assembly.ca.gov); [assemblymember.ward@assembly.ca.gov](mailto:assemblymember.ward@assembly.ca.gov); [Board Of Supervisors](#);  
[Assemblymember.Pellerin@assembly.ca.gov](mailto:Assemblymember.Pellerin@assembly.ca.gov); [senator.laird@senate.ca.gov](mailto:senator.laird@senate.ca.gov)  
**Subject:** Please do not be responsible for the next mega fire  
**Date:** Saturday, March 1, 2025 3:24:43 PM

---

\*\*\*\***CAUTION:**This is an EXTERNAL email. Exercise caution. DO NOT open attachments or click links from unknown senders or unexpected email.\*\*\*\*

I'm attaching a great summary of my concerns, but in general I want to say:

Please do not make a decision that adds a “nice to have“ opportunity for a small number of people but creates a high likelihood and disastrous risk of burning down the entire Santa Cruz mountains. This is not an exaggeration, so please think carefully about what you are going to be responsible for.

This is not an alarmist, and this isn't the theoretical: it's only a matter of time.

To Whom It May Concern:

I'm sympathetic to the goal of increasing the opportunities for camping, but the bill allowing so-called “Low-impact camping areas” (AB-518) is grossly deficient. Please do not pass this bill until the following deficiencies are corrected:

**Fire hazard**— As detailed in the Rural Bonny Doon report on LICAs (<https://rbda.us/wp-content/uploads/2025/02/RBDA-report-on-Foreseeable-LICA-impacts.pdf>), recreation is the single largest cause of wildfires in California (Scientific American, 12/1/23). Campgrounds should be prohibited on properties mapped by Cal Fire as “high fire hazard” or “very high fire hazard” and in neighborhoods where private insurance companies are denying insurance coverage. Campgrounds should be required to have the same water storage for fire-fighting as local residences. Fire safety should take priority over maximizing the number of campgrounds.

**Generators**—The ordinance must all prohibit generators use. Generators are a nuisance to neighbors, a fire hazard, and are counter to the objective of a natural camping experience. They are prohibited on the 47 permitted commercial cannabis cultivation sites in Santa Cruz County (except for emergency use), and they should be prohibited on all LICAs.

Set-backs and noise—Campgrounds must be set back far enough from neighboring residences that neighbors can enjoy quiet without having to retreat indoors. The bill's specified setback of 200 ft is unacceptably close. If generators are allowed, the setback should be a minimum 1000 ft from residences. If generators are prohibited, the setback should be 500 ft. AB-518 requires that quiet hours be enforced from 10:00PM to 6:00AM. The bill must specify who is responsible for enforcement and funding for enforcement.

Building codes and sanitation—AB-518 fails to recognize the extreme sanitation and building code violations that are common on LICAs. Although LICAs are not yet legal, many are already advertised on Hipcamp. The RBDA report (<https://rbda.us/wp-content/uploads/2025/02/RBDA-report-on-Foreseeable-LICA-impacts.pdf>) illustrates a sampling of non-compliant facilities advertised in Santa Cruz County, including pit toilets, dangling propane heaters, stovepipes protruding from tents, showers draining onto the ground. AB-518 must specify how campgrounds with these unsafe facilities will be shut down immediately.

Protection of wildlife—LICAs should be excluded from habitat for protected species identified as candidate, sensitive, or species of special status by State or federal agencies. Similarly, The Nature Conservancy and Sempervirens have mapped lands that they consider priorities for conservation. Campgrounds should be prohibited in these areas.

Pilot program for farm stays—Many of the problems with the proposed ordinances could be removed if LICAs were excluded from properties in high fire hazard areas in residential neighborhoods. Why not start a pilot program for farm stays on Agricultural lands outside of hazardous fire areas and outside of residential areas?

Please reject AB-518 unless the deficiencies cited above are corrected.

Sincerely,

Sent from my iPhone

**From:** [Karla Hutton](#)  
**To:** [senator.laird@senate.ca.gov](#); [assemblymember.haney@assembly.ca.gov](#);  
[assemblymember.ioepatterson@assembly.ca.gov](#); [assemblymember.farias@assembly.ca.gov](#);  
[assemblymember.calzoa@assembly.ca.gov](#); [assemblymember.gallagher@assembly.ca.gov](#);  
[assemblymember.kalra@assembly.ca.gov](#); [assemblymember.kalra@assembly.ca.gov](#); [assemblymember.quirk-silva@assembly.ca.gov](#); [assemblymember.soria@assembly.ca.gov](#); [assemblymember.ta@assembly.ca.gov](#);  
[assemblymember.wicks@assembly.ca.gov](#); [Patty.Schapiro@asm.ca.gov](#);  
[assemblymember.wilson@assembly.ca.gov](#); [Board Of Supervisors](#); [Assemblymember.Pellerin@assembly.ca.gov](#)  
**Subject:** PLEASE Reject Low-impact camping" (AB-518) proposed ordinance  
**Date:** Tuesday, March 4, 2025 10:52:18 AM

---

\*\*\*\***CAUTION:**This is an EXTERNAL email. Exercise caution. DO NOT open attachments or click links from unknown senders or unexpected email.\*\*\*\*

Dear Legislators,

Recently State Assemblymember Chris Ward (D, 78<sup>th</sup> District that includes San Diego) re-introduced a bill proposing so-called "Low-impact camping" (AB-518) in areas that have the potential to increase fire hazards in areas already dangerously dry. The bill is very short—roughly a single page—It is posted at: [https://leginfo.ca.gov/faces/billTextClient.xhtml?bill\\_id=202520260AB518](https://leginfo.ca.gov/faces/billTextClient.xhtml?bill_id=202520260AB518). and it contains astonishingly few restrictions on privately hosted camping: it allows camping even on properties that CalFire has mapped as very high fire hazard and on properties that private insurance companies won't insure; open fires are not restricted; no water storage is required; no property manager is required to be present; no phone communication is required; generators are allowed from 6:00AM to 10:00PM. Two steps must occur before these so-called "low-impact" camping areas become legal in Santa Cruz County. First, the State legislature must approve AB-518. Second, the County Board of Supervisors (BoS) must pass a local ordinance that allows them.

**You may recall that the Santa Cruz Board of Supervisors opposed the County's proposed 2024 LICA ordinance and also voted that any future ordinance would require a full review under the California Environmental Quality Act. We hope that the BoS maintains their opposition to LICAs in Santa Cruz County.**

Not only is this bill a complete waste of taxpayers money, but it is an infringement on property owners' privacy and an unnecessary burden on counties already strapped financially. Without oversight, which is likely considering the budget shortfall in many counties, this proposal will be unsupervised and unregulated. From the fire hazard it presents to the violations of building codes, sanitation, and

disregard of wildlife protection and the impact on neighbors it presents, this bill is irresponsible and an unnecessary monetary burden. There are many other important issues that need to be addressed during this time and this is not one of them.

To summarize:

**Fire hazard— recreation is the single largest cause of wildfires in California (Scientific American, 12/1/23).** Campgrounds should be prohibited on properties mapped by Cal Fire as “high fire hazard” or “very high fire hazard” and in neighborhoods where private insurance companies are denying insurance coverage. Campgrounds should be required to have the same water storage for fire-fighting as local residences. **Fire safety should take priority over maximizing the number of campgrounds.**

**Generators—**The ordinance must prohibit all generators use. Generators are a nuisance to neighbors, a fire hazard, and are counter to the objective of a natural camping experience. **If they are prohibited on the 47 permitted commercial cannabis cultivation sites in Santa Cruz County (except for emergency use), they should be prohibited on all LICAs.**

**Set-backs and noise—**Campgrounds must be set back far enough from neighboring residences that neighbors can enjoy quiet without having to retreat indoors. **The bill’s specified setback of 200 ft is unacceptably close. The bill must specify who is responsible for enforcement and funding for enforcement.**

**Building codes and sanitation—AB-518 fails to recognize the extreme sanitation and building code violations that are common on LICAs.** Although LICAs are not yet legal, many are already advertised on Hipcamp. The RBDA report filed by the Rural Bonny Doon Association in Santa Cruz County, a popular outdoor recreation area, (<https://rbda.us/wp-content/uploads/2025/02/RBDA-report-on-Foreseeable-LICA-impacts.pdf>) illustrates a sampling of non-compliant facilities advertised in Santa Cruz County, including pit toilets, dangling propane heaters, stovepipes protruding from tents, showers draining onto the ground. **AB-518 must specify how campgrounds with these unsafe facilities will be shut down immediately.**

**Protection of wildlife—**LICAs should be excluded from habitat for protected species identified as candidate, sensitive, or species of special status by State or federal agencies. Similarly, The Nature Conservancy and Sempervirens have mapped lands that they consider priorities for conservation. **Campgrounds should be prohibited in these areas.**

**Please reject AB-518 and work on problems that actually need to be solved in**

**our state. This is a complete waste of my money as a taxpayer.**

Sincerely,

Karla Hutton

Santa Cruz resident since 1973

Karla Hutton



**From:** [Milliner Charlotte - Notes](#)  
**To:** [Board Of Supervisors](#)  
**Subject:** RE Bill AB-518  
**Date:** Monday, March 3, 2025 10:10:24 AM

---

\*\*\*\***CAUTION:** This is an EXTERNAL email. Exercise caution. DO NOT open attachments or click links from unknown senders or unexpected email.\*\*\*\*

Dear Board,

I'm sympathetic to the goal of increasing the opportunities for camping, but the bill allowing so-called "Low-impact camping areas" (AB-518) is grossly deficient. Please do not pass this bill until the following deficiencies are corrected:

**Fire hazard**—As detailed in the Rural Bonny Doon report on LICAs (<https://rbda.us/wp-content/uploads/2025/02/RBDA-report-on-Foreseeable-LICA-impacts.pdf>), recreation is the single largest cause of wildfires in California (Scientific American, 12/1/23).

Campgrounds should be prohibited on properties mapped by Cal Fire as "high fire hazard" or "very high fire hazard" and in neighborhoods where private insurance companies are denying insurance coverage. Campgrounds should be required to have the same water storage for fire-fighting as local residences. Fire safety should take priority over maximizing the number of campgrounds.

**Generators**—The ordinance must all prohibit generators use. Generators are a nuisance to neighbors, a fire hazard, and are counter to the objective of a natural camping experience. They are prohibited on the 47 permitted commercial cannabis cultivation sites in Santa Cruz County (except for emergency use), and they should be prohibited on all LICAs.

**Set-backs and noise**—Campgrounds must be set back far enough from neighboring residences that neighbors can enjoy quiet without having to retreat indoors. The bill's specified setback of 200 ft is unacceptably close. If generators are allowed, the setback should be a minimum 1000 ft from residences. If generators are prohibited, the setback should be 500 ft. AB-518 requires that quiet hours be enforced from 10:00PM to 6:00AM. The bill must specify who is responsible for enforcement and funding for enforcement.

**Building codes and sanitation**—AB-518 fails to recognize the extreme sanitation and building code violations that are common on LICAs. Although LICAs are not yet legal, many are already advertised on Hipcamp. The RBDA report (<https://rbda.us/wp-content/uploads/2025/02/RBDA-report-on-Foreseeable-LICA-impacts.pdf>) illustrates a sampling

of non-compliant facilities advertised in Santa Cruz County, including pit toilets, dangling propane heaters, stovepipes protruding from tents, showers draining onto the ground. AB-518 must specify how campgrounds with these unsafe facilities will be shut down immediately.

Protection of wildlife—LICAs should be excluded from habitat for protected species identified as candidate, sensitive, or species of special status by State or federal agencies. Similarly, The Nature Conservancy and Sempervirens have mapped lands that they consider priorities for conservation. Campgrounds should be prohibited in these areas.

Pilot program for farm stays—Many of the problems with the proposed ordinances could be removed if LICAs were excluded from properties in high fire hazard areas in residential neighborhoods. Why not start a pilot program for farm stays on Agricultural lands outside of hazardous fire areas and outside of residential areas?

Please reject AB-518 unless the deficiencies cited above are corrected.

Sincerely,  
Charlotte

---

Charlotte B. Milliner  
Bonny Doon resident, Santa Cruz County  
Mobile: [REDACTED]



**From:** [Ruby Lipsenthal](#)  
**To:** [Board Of Supervisors](#)  
**Subject:** Reject AB-518 - LICA  
**Date:** Monday, March 3, 2025 7:35:28 PM

---

\*\*\*\***CAUTION:** This is an EXTERNAL email. Exercise caution. DO NOT open attachments or click links from unknown senders or unexpected email.\*\*\*\*

Dear Board of Supervisors,

I'm sympathetic to the goal of increasing the opportunities for camping, but the bill allowing so-called "Low-impact camping areas" (AB-518) is grossly deficient. Please do not pass a local ordinance that allows them, or at least until the following deficiencies are corrected:

**Fire hazard**—As detailed in the Rural Bonny Doon report on LICAs (<https://rbda.us/wp-content/uploads/2025/02/RBDA-report-on-Foreseeable-LICA-impacts.pdf>), recreation is the single largest cause of wildfires in California (Scientific American, 12/1/23).

Campgrounds should be prohibited on properties mapped by Cal Fire as "high fire hazard" or "very high fire hazard" and in neighborhoods where private insurance companies are denying insurance coverage. Campgrounds should be required to have the same water storage for fire-fighting as local residences. Fire safety should take priority over maximizing the number of campgrounds.

**Generators**—The ordinance must all prohibit generator use. Generators are a nuisance to neighbors, a fire hazard, and are counter to the objective of a natural camping experience. They are prohibited on the 47 permitted commercial cannabis cultivation sites in Santa Cruz County (except for emergency use), and they should be prohibited on all LICAs.

**Set-backs and noise**—Campgrounds must be set back far enough from neighboring residences that neighbors can enjoy quiet without having to retreat indoors. The bill's specified setback of 200 ft is unacceptably close. If generators are allowed, the setback should be a minimum 1000 ft from residences. If generators are prohibited, the setback should be 500 ft. AB-518 requires that quiet hours be enforced from 10:00PM to 6:00AM. The bill must specify who is responsible for enforcement and funding for enforcement.

**Building codes and sanitation**—AB-518 fails to recognize the extreme sanitation and building code violations that are common on LICAs. Although LICAs are not yet legal, many are already advertised on Hipcamp. The RBDA report (<https://rbda.us/wp-content/uploads/2025/02/RBDA-report-on-Foreseeable-LICA-impacts.pdf>) illustrates a sampling



of non-compliant facilities advertised in Santa Cruz County, including pit toilets, dangling propane heaters, stovepipes protruding from tents, showers draining onto the ground. AB-518 must specify how campgrounds with these unsafe facilities will be shut down immediately.

Protection of wildlife—LICAs should be excluded from habitat for protected species identified as candidate, sensitive, or species of special status by State or federal agencies. Similarly, The Nature Conservancy and Sempervirens have mapped lands that they consider priorities for conservation. Campgrounds should be prohibited in these areas.

Pilot program for farm stays—Many of the problems with the proposed ordinances could be removed if LICAs were excluded from properties in high fire hazard areas in residential neighborhoods. Why not start a pilot program for farm stays on agricultural lands outside of hazardous fire areas and outside of residential areas?

Please reject AB-518 unless the deficiencies cited above are corrected.

Sincerely,  
Ruby Lipsenthal  
Santa Cruz, CA