

*A department policy is based on an interpretation of a code provision
and is subject to change based on new information.*

SOILS INVESTAGATION REPORTS

Non-Residential: All non-residential buildings application submittals, including additions, are required to include a soils report, as required by CBC 1802.1. A California registered design professional must prepare this report.

Exception: A valid soils investigation report is still available on proposed site.

Residential: All residential building application submittals, including additions, are required to include a soils report, as required by CBC 1802.1. A California registered design professional must prepare this report. This report may be omitted if building is designed using seismic design category D with an $S_{ds} > 1.00$ (see table 2308.12.4) (CBC 1613.5.2).

Exception: Residential buildings within Seismic Design Category C.

Accessory Structures: All residential accessory structures not connect to a single-family dwelling will not be required to submit a soils report.

Soil Design Values: When a proposed structure is to be located on native, undisturbed material, the project engineer may increase the soil-bearing value from 1000 psf (the default value) to 1500 psf by making a site investigation and submitting a letter verifying compliance with the current code. Correspondingly, in the Tahoe Basin the default value of 1500 psf can be increased to 2000 psf.