



Soils Investigation Reports
Standard Procedures
Revised 1/27/2003

Purpose

This Standard Practice requires soils investigation reports documenting investigations for unstable soils conditions under certain circumstances.

Application

This Standard Practice requires soils investigation reports on the following projects:

1. Regardless of the amount of grading, projects in the designated soils investigation area (see attached map).

Exceptions:

The pad can be over-excavated by a minimum of three feet in depth and five feet beyond the building footprint and one of the following occurs:

- a. The excavated material is approved by a California Registered Civil or Geotechnical Engineer for re-use and is re-compacted to 90%.
 - b. The excavated material is removed to an approved location and the pad is filled with approved fill and approved by the building official, and compacted to 95%.
2. Projects outside the soils investigation area where:
 - a. The amount of fill material exceeds 1,000 cubic yards.
 - b. Grading exceeds 5,000 cubic yards.
 - c. Where a daylight line (the transition from cut to fill) passes through a building or pool.

Exception: If less than the amounts in a & b above, the cut and fill portions can be undercut by at least 3 feet in depth and 5 feet beyond the building footprint and be rebuilt as fill compacted to 90% and no soils report will be required.

Note: All compaction must be verified by submittal of a compaction report prepared by a California Registered Civil or Geotechnical Engineer.

Nothing contained in this Standard Practice shall be construed to waive or reduce any requirements of a hazard overlay, land use district, composite development plan,

earthquake fault zone, tract conditions or any project where a soils investigation report is requested or done.

Where a specific tract has conditions relevant to soils investigation reports, such conditions shall be followed whether or not it is specifically identified in this Standard Practice.

Procedure

A soils investigation report shall be made for any project involving the construction of structures in the designated area. The report shall identify all unstable soils conditions and provide recommended design mitigations for such conditions. This investigation and report maybe a part of a standard soil investigation report or a separate report as appropriate. The report shall be accompanied by data, including soils logs, test results and analyses, including calculations sufficient to verify conclusions. The report shall be prepared by a Geotechnical Engineer or a soils engineer (R.C.E.), or a licensed architect.

Where a soils investigation report is required, such report shall be submitted with the building plans.

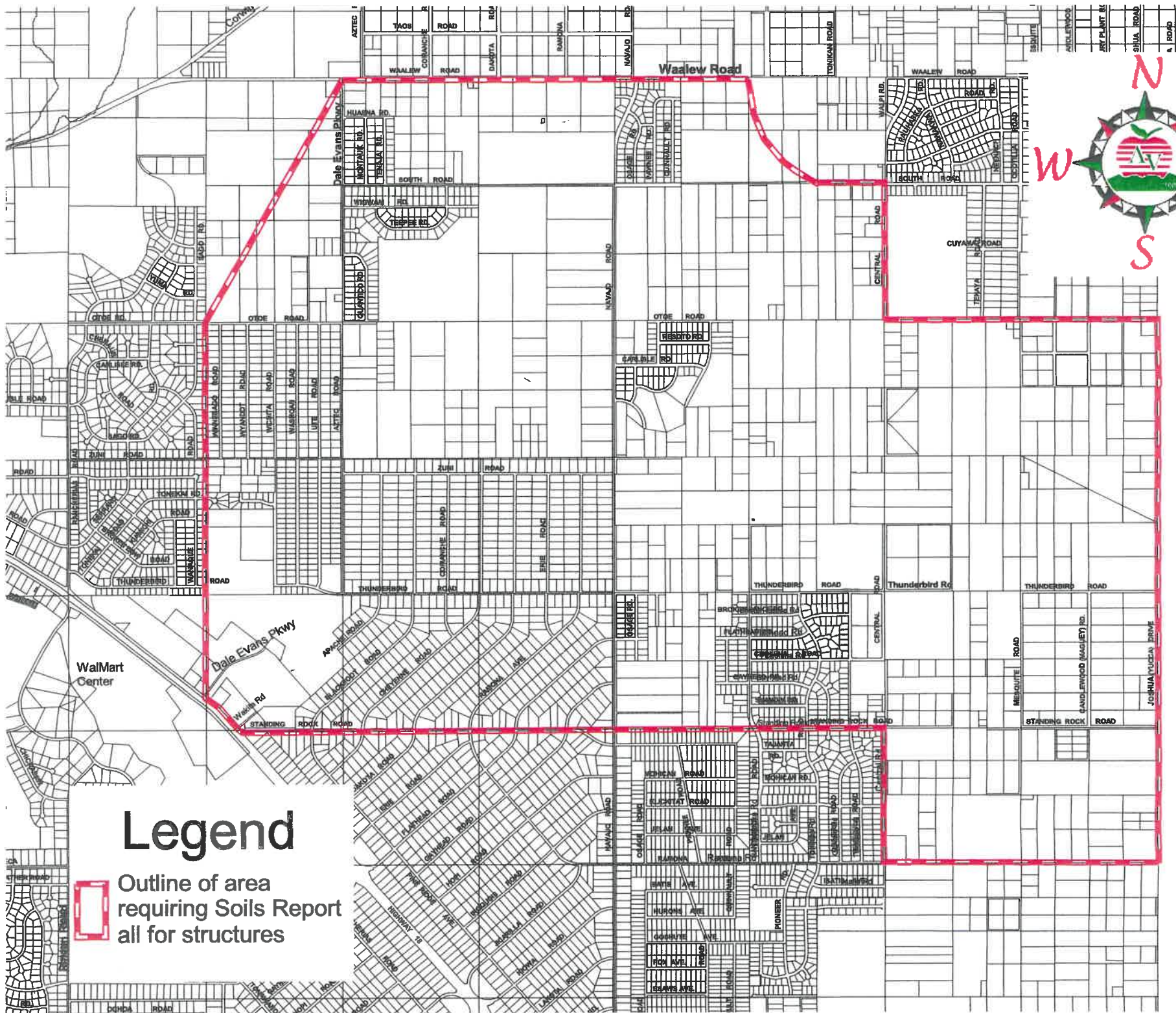
Swimming Pool Plans:

Swimming pool stock plans may not be used in areas with expensive soil conditions.

Plans will be accepted as other than a standard plan and charged the appropriate fee. Plans shall consist of two sets of site and pool details with structural calculations and the soils investigation report.

Authority:

U.B.C. Sections 2905 and 7006.



Legend



Outline of area requiring Soils Report all for structures