

***Regular Meeting of the
Building Inspection Commission
November 14, 2025***

Agenda Item 8

Information Sheet S-05

David Kane, SE

Deputy Director, Permit Services

Slope Protection Act

Slope Protection:

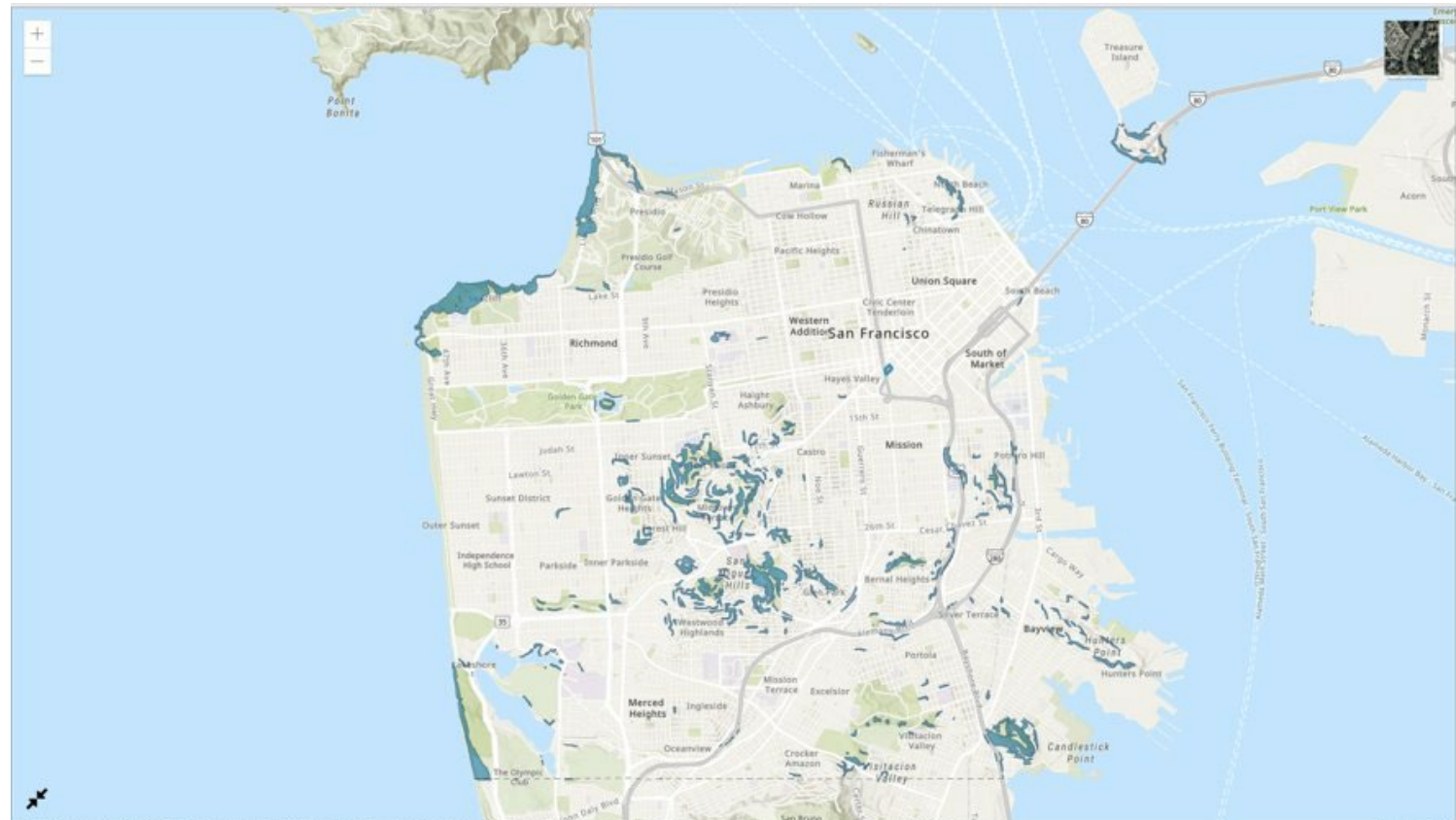
Under the previous Slope Protection Act, the shaded areas were subjected to heightened scrutiny if any part of the property featured a 25% slope.



Landslide Zone

New guidelines:

Now, the heightened review is for designated landslide zones and the Mount Sutro and Edgehill areas of the City.



Information Sheet S-05

- To reflect these changes, DBI Technical Services merged S-19 with S-05.
- The revised Information Sheet S-05 identifies potential triggers for heightened review of projects in landslide zones.
- It removes Structural Advisory Committee requirement except in Mount Sutro and Edgehill

INFORMATION SHEET S-05


12. All structures utilizing Modal Response Spectrum Analysis in accordance with ASCE 7 Section 12.9.1 Modal Response Spectrum Analysis.

B. The following are submittal requirements for geotechnical reports:

1. Geotechnical reports shall be prepared in accordance with SFBC Section 1803.2 through Section 1803.6 and Section J104.3.
2. Civil engineers experienced in geotechnical engineering are authorized to practice geotechnical engineering. This includes preparing or reviewing geotechnical reports. Engineers shall perform services only in the areas of their competence.
3. Geotechnical reports shall be submitted along with the permit application and drawings for plan review. An electronic copy of the final geotechnical report shall be made available to the plan reviewer for DBI and state records. Geotechnical reports or additional geotechnical information may be requested by the plan reviewer during review of the project.
4. In addition to the geotechnical report, provide a letter signed and sealed by the geotechnical consultant, who is a licensed civil or geotechnical engineer, stating that they have reviewed and approved the final structural plans, drawings, and calculations if applicable. Include the letter in the permit drawings.

C. In addition to submittal of a geotechnical report, third-party review may be required in general accordance with Administrative Bulletin AB-082:

1. Where any of the following work is proposed at a property that lies within, or in the immediate vicinity of, the "Earthquake-Induced Landslide" area on the state of California Department of Conservation, Division of Mines and Geology (CDMG) Seismic Hazard Zones Map for San Francisco, released November 17, 2000, or there is a history of landslides at the subject project site or in the immediate vicinity. "Immediate vicinity" shall mean any property tangent to the subject project site.
 - a. New buildings or structures greater than 1,000 square feet.
 - b. Additions to existing buildings or structures creating 1,000 square feet of total aggregate new floor area, cumulative within the last three years.
 - c. Excavation or fill of over 50 cubic yards of earth materials.
 - d. Any other construction activity that, in the opinion of the Building Official, may have a substantial impact on the slope stability of any property.

 11/4/2025
Patrick O'Riordan, C.B.O. Date
Director
Department of Building Inspection

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Information Sheet S-05

New language for S-05:

In addition to submittal of a Geotechnical Report, third party review may be required in general accordance with Administrative Bulletin AB-082:

Where any of the following work is proposed at a property that lies within, or in the immediate vicinity of, the “Earthquake-Induced Landslide” are on the state of California Department of Conservation, Division of Mines and Geology (CDMG) Seismic Hazard Zones Map for San Francisco, released November 17, 2000, or there is a history of landslides at the subject project site or in the immediate vicinity. “Immediate vicinity” shall mean any property tangent to the subject site.

Information Sheet S-05

New language for S-05 continued

In addition to submittal of a Geotechnical Report, third party review may be required in landslide prone areas featuring the following:

- New buildings or structures greater than 1,000 square feet.
- Additions to existing buildings or structures creating 1,000 square feet of total aggregate new floor area, cumulative within the last three years.
- Excavation or fill of over 50 cubic yards of earth materials.
- Any other construction activity that, in the opinion of the Building Official, may have a substantial impact on the slope stability of any property.



THANK YOU