

POLICY STATEMENT

*El Dorado County Community Development Services
Planning and Building Department*

Effective 1-1-2020

Expires 12-31-2022

A policy is based on a code interpretation and is subject to change at any time

FIRE DAMAGE STRUCTURE FOUNDATIONS

During a wildfire, foundation systems and the under slab utilities were subject to extreme heating and rapid cooling in a very short period of time. The condition of those systems is unknown and cannot be determined by a visual observation.

Applicants who wish to use the existing foundation systems must have the following:

- A “Suitability Analysis” of the existing foundation performed by a registered civil or structural engineer.
- This analysis will state that the engineer has visited the site and investigated the condition of the existing building elements.
- It shall also state whether the remaining foundation is suitable for the support of the new structure, and that all under slab utility systems (such as drain, waste, vent, water, mechanical, electrical, etc.) are suitable for continued use.
- Electrical conduits may remain but all electrical conductors must be replaced.

Owners choosing to demolish the slab/foundation system will need to provide a compaction report, prepared by a licensed geotechnical or civil engineer, to address re-compaction of the lot after slab removal if soil was disturbed to a depth greater than 12 inches.