

<b>CITY &amp; COUNTY OF DENVER DEVELOPMENT SERVICES BUILDING PERMIT POLICY</b>		
<b>Subject: RESIDENTIAL SOIL TESTS AND GEOTECHNICAL INVESTIGATION REPORTS</b>		
<b>Approved: Scott V. Prisco, AIA, Building Official</b>		<b>Drafted by: Corman</b>
<b>Number: IRC R401.4</b>	<b>Issued Date: JULY 30, 2020</b>	<b>Page: 1 of 1</b>

**Reference: 2018 International Residential Code (IRC) R401.4**

**Scope:**

This policy applies to IRC one- and two-family dwellings, IRC townhouses, and IRC accessory buildings, and establishes when soil tests and accompanying geotechnical investigation report are required as part of an application for residential construction permit.

**Definition:**

**DEEP FOUNDATION:** A deep foundation is one that utilizes foundation elements that do not satisfy the definition of a *shallow foundation*.

**GEOTECHNICAL INVESTIGATION REPORT:** A report prepared by, or under the direct supervision of a registered design professional, with experience in geotechnical engineering. The report shall, document soil tests conducted and include foundation recommendations for the proposed construction at a specific site.

**SHALLOW FOUNDATION:** A shallow foundation is one that utilizes isolated or continuous spread footings, mat foundations, structural slab-on-grade or a similar foundation element.

**Policy:**

Soil tests shall be conducted, and a geotechnical investigation report submitted with construction documents for IRC one- and two-family dwellings, IRC townhouses, and IRC accessory buildings, when a *deep foundation* system is used, or when *expansive soils* or other questionable soil characteristics are present at the project site.

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