

INVENTORY OF POTENTIALLY HAZARDOUS SOFT, WEAK OR OPEN FRONT BUILDINGS, STATUS AS OF 6/27/2025

For more information about the requirements for properties on the inventory of soft, weak or open front (SWOF) buildings, please see Chapter 19.39 of the Berkeley Municipal Code or contact Galadriel Burr at (510) 981-7475.

STATUS COUNT AND KEY

COUNT	STATUS	STATUS	DESCRIPTION
287	off, retrofit	Soft Story retrofit	Soft Story retrofit completed This building has been retrofitted to address the SWOF condition and is no longer on the inventory.
62			Removed from inventory Does not contain 5 dwelling units Owner proved building does not have 5 dwelling units and is not subject to Berkeley Municipal Code Chapter 19.39. Not a SWOF building Owner proved building does not have a SWOF condition. Newer building <u>Reporting</u> requirements of Phase 1 applied to all buildings permitted for construction prior to adoption of the 1997 Uniform Building Code. Mandatory <u>retrofit</u> requirements for Phase II apply to buildings permitted for construction prior to 1/1/1978. Demolished Building has been demolished.
38	off, does not have 5 dwelling units	Removed from inventory (Does not)	This SWOF building was placed on the inventory, but proved it does not have 5 dwelling units and is not subject to Chapter 19.39 of the Berkeley Municipal Code.
22	off, not soft	Removed from	This building was placed on the inventory, but the owner proved it does not have a SWOF condition.
1	off, newer building	Removed from inventory (Newer)	The <u>reporting</u> requirements of Phase 1 applied to all buildings permitted for construction prior to adoption of the 1997 Uniform Building Code. Mandatory <u>retrofit</u> requirements for Phase II apply to buildings permitted for construction prior to 1/1/1978.
1	off; demolished	Removed from	This building was previously on the inventory, but has been demolished.
15			Applied for permit Issued In review Retrofit is required. Owner has applied for a building permit to retrofit the property. Owner has obtained a building permit to retrofit the property. Owner has applied for a building permit to retrofit this property.
6	building permit	Applied for permit	The building owner has obtained a permit to retrofit this property.
9	permit application	Applied for permit (In	The building owner has applied for a building permit to retrofit this property.
5			Out of compliance / No permit application Out of compliance. Retrofit is required. No building permit application was submitted by the Phase II deadline. The owner was required to submit a permit application by the end of 2016, or in case of title transfer, within six months. Phase I report approved The owner previously fulfilled the Phase I requirement of submitting an engineering evaluation report, identifying weaknesses in the building which need to be remedied. The report was approved. Retrofit is required. Phase I report not approved The owner previously fulfilled the Phase I requirement of submitting an engineering evaluation report, identifying weaknesses in the building which need to be remedied. The report was not approved by the City. Retrofit is required. Newly added to inventory This building was not on the original inventory, but has since been added. Retrofit is required. No Phase I report submitted The owner(s) failed to fulfill the Phase I requirement to submit an engineering evaluation report. Retrofit is required.
0	report approved	Out of compliance / No permit application (Phase I report	The owner complied with the Phase I requirement of submitting an engineering evaluation report, identifying weaknesses in the building which need to be remedied. The report was approved. The building still needs to be retrofitted to comply with Phase 2 requirements. The owner was required to submit a permit application by the end of 2016, or in case of title transfer, within six months. No building permit application was submitted by the Phase II deadline.
0	report in review	Out of compliance / No permit application (Phase I	The owner complied with the Phase I requirement of submitting an engineering evaluation report, identifying weaknesses in the building which need to be remedied. The report was NOT approved by the City of Berkeley. The building needs to be retrofitted, as above, and no building permit application was submitted by the Phase II deadline.
5	newly added	Out of compliance /	This building was not on the original inventory, but has since been added. The building needs to be retrofitted, as above, and no building permit application was submitted by the Phase II deadline.
0	out of compliance	Out of compliance /	The owner(s) failed to comply with the Phase I requirement to submit an engineering evaluation report. The building needs to be retrofitted, as above, and no building permit application was submitted by the Phase II deadline.

369 TOTAL Total

INVENTORY

	STREET NUMBER	STREET NAME
1	1903	10TH ST
2	2314	10TH ST
3	1804	62ND ST
4	1813	63RD ST
5	2417	6TH ST
6	1613	6TH ST E
7	1728	7TH ST
8	2328	7TH ST

STATUS (database)	STATUS
newly added	Out of compliance / No permit application (Newly added to inventory)
off, retrofit	Soft Story retrofit completed
off, retrofit	Soft Story retrofit completed
building permit	Applied for permit (Issued)
off, retrofit	Soft Story retrofit completed
off, not soft	Removed from inventory (Not a SWOF building)
off, retrofit	Soft Story retrofit completed
off, retrofit	Soft Story retrofit completed

