

April 24, 2025

[Owner name]

[Owner mailing address]

[City, State Zip]

IMPORTANT NOTICE

Your building has been identified as having a potentially Soft, Weak, or Open-Front (SWOF) wall line and is vulnerable to earthquake damage.

Dear [Owner Name]:

To safeguard people and property, cities and counties throughout California are focusing on protecting buildings that are potentially vulnerable to earthquake damage. These buildings are generally older and were constructed prior to the use of modern materials and updated building codes. Many cities and counties have already introduced ordinances and programs to reduce these potential hazards. Similar initiatives have begun in the City of Long Beach.

On August 8, 2024, a notification letter was sent to the recorded owners of buildings that were initially identified as having potential characteristics of Soft, Weak or Open-front (SWOF) wall lines. This letter discussed efforts by The City of Long Beach, as a part of the Building Seismic Resiliency Program (BSRP), to identify and address buildings that may be vulnerable to earthquake damage. Initial steps of these efforts included a survey of the City which resulted in an inventory of all wood-framed residential buildings built prior to 1978 with three or more units. Since the mailing of the notification letter, City staff have been working with the assistance of individual building owners to verify all the information contained in the survey.

We are nearing the end of our SWOF building verification period and plan to release an inventory of potential SWOF buildings to the public on **April 25, 2025**. This information is public, and our goal, in addition to transparency, is to ensure that both owners and tenants are aware of any soft story conditions present in their buildings. A searchable map of Long Beach will be available on the BSRP webpage. Residents can search by address to see if their building has been identified as having soft story characteristics or if a seismic retrofit has been completed. The BSRP webpage is a source of information for both owners, tenants and the community at large.

[SWOF Property Address]

[APN]

[#Units] Units and [#Stories] Number of Stories, Built in [Year Built]

You may ensure your property is accurately represented in the inventory by returning the FORM-062 SWOF INVENTORY SCREENING FORM, to the City of Long Beach – Building and Safety Bureau. ATTN: Seismic Program, 411 West Ocean Boulevard, Long Beach, CA. 90802 or you may email the screening form to SeismicProgram@longbeach.gov. Accurate records are critical to the success of this program, and we kindly ask for your assistance in this effort. FORM-062 SCREENING FORM is available on the BSRP webpage at www.longbeach.gov/seismicprogram/.

If you have already confirmed your building's information shown at the bottom of page 1 or requested an update by submitting FORM-062 SCREENING FORM and have received this letter, please note it does NOT mean we haven't received your correspondence. This is simply a courtesy reminder and can be disregarded.

Additionally, as part of the program, the City has undergone outreach efforts with key groups in the community and is developing a voluntary SWOF strengthening program to reduce the number of vulnerable SWOF buildings in Long Beach. Included in this process is a planned update of the requirements for voluntary hazard reduction of SWOF wall lines contained in the Long Beach Municipal Code (LBMC 18.70). These steps aim to encourage property owners to take action and voluntarily strengthen their SWOF buildings. Virtual and in-person outreach meetings were held on June 20, and September 5th, 2024. If you were unable to join us, please visit www.longbeach.gov/seismicprogram/ to view a recording of past presentations and obtain handouts.

Your input is important in achieving our goal of developing an effective Building Seismic Resiliency Program. We encourage you to join us at one of our future community outreach events to learn more and provide your feedback. All feedback received during outreach meetings will be used to help develop a program which will improve the safety of those living, working, and staying in Long Beach. The Seismic Program is currently a voluntary program. The purpose of this letter is to notify owners of buildings initially identified as having soft story characteristics. **Please take a moment to review your building's data and be informed about the upcoming release of the SWOF building inventory to the public.**

For more information about the Building Seismic Resiliency Program, dates of future meetings, and other resources, please visit www.longbeach.gov/seismicprogram/.

Sincerely,

Ron Takiguchi, P.E., C.B.O.

*Interim Superintendent of Building & Safety - Building Official
Community Development Department*