

City of Grover Beach

RESIDENTIAL REROOFING

PERMIT INFORMATION

Residential reroofing requires a permit from the Building Department to assure compliance with adopted City codes. In addition, a property may be subject to review and approval by a Homeowners' Association (HOA) which may be more restrictive than the City requirements. Provide a copy of approval from your HOA when you file an application for a building permit.

The following installations are accepted under the UBC Appendix Chapter 15:

1. Asphalt Singles: Not more than 2 overlays of asphalt shingles may be applied over an existing asphalt roof.
2. Metal Roofing: Metal roofing shall be installed per the manufacturers specifications. An ICBO report # or equivalent for this product is required for approval.
3. Tile Roofing:
 - A. Tile roofs weighing 6psf or less may be installed after existing roof coverings are removed without need for structural calculations.
 - B. Tile roofs weighing over 6psf require structural calculations by a licensed engineer. Submit these calculations and a dimensioned framing plan for review and approval to the Building Department.
 - C. An ICBO report # or equivalent for this product is required for approval.
4. Built-up Roofing: Roofing shall be completely removed prior to applying the new roof covering unless approved by the Building Official (UBC Appendix Section 1516.1).

INSPECTION INFORMATION

Required inspections are dependent upon the roof material and method of installation chosen. In general, call for an inspection before covering anything up. Refer to the following guidelines for required inspections.

1. When installing a new roof over an existing roof covering, call:
 - A. prior to covering the existing roof;
 - B. after installing batten and insulation system (if provided);
 - C. after the new roof covering is installed.
2. When installing a new roof over new or existing sheathing, call:
 - A. after removing the existing roof covering and prior to installing new sheathing (only when structural changes are made);
 - B. after installing new sheathing (where provided) and prior to installing new roof covering;
 - C. after the new roof covering is installed.

ALL ROOF INSPECTIONS REQUIRE A LADDER TO BE PROVIDED