



## CITY OF FOUNTAIN VALLEY BUILDING DEPARTMENT RE-ROOFING REQUIREMENTS

714/593-4429

The City of Fountain Valley has adopted the 2010 California Building Code & 2010 California Residential Code as a building standard for re-roofing. The guidelines are contingent upon some discretion on the part of the building official. The following standard policies are set forth to allow for consistency.

1. No building or structure shall be erected, constructed, enlarged, altered, repaired, improved, or removed before first obtaining a permit.
2. A minimum Class B roofing material is required for all re-roofs.
3. RESIDENTIAL COOL ROOF REQUIREMENTS:
  - For roof slopes above 2:12, Steep-Sloped Roofs - In existing buildings, steep-sloped roofs must meet the following requirements:
    - a) For steep-sloped roof, roofing products with a density of less than 5lb/ft in climate zones 10-15 shall have a minimum aged solar reflectance of 0.20 and a minimum thermal emittance of 0.75, or a minimum SRI of 16.
    - b) For steep-sloped roofs, roofing products with a density of 5lb/ft or more in climate zones 1-16 shall have a minimum aged solar reflectance of 0.15 and a minimum thermal emittance of 0.75, or a minimum SRI of 10.
  - For roof slopes below 2:12, Low-Sloped Roofs – In existing buildings, low-sloped roofs must meet the following requirements:

Low-sloped roofs in climate zones 13 and 15 shall have a 3-year aged solar reflectance equal to or greater than 0.55 and a thermal emittance equal to or greater than 0.75, or a minimum SRI of 64.
4. Installation of wood or asphalt shingles over existing composition or wood shingle roofing is required to have a pre-inspection of the existing roof system. **All re-roofing to comply with 2010 CBC 2007, Chapter 15 & 2010 CRC Chapter 9.**
5. Built-up roofing is assumed to weigh no more than 10 lbs per square foot for all dead loads. Provide verification that old and new does not exceed 10 lbs, or provide engineers' structural analysis.
6. All roofing underlayment and interlayment must be ASTM approved material.
7. Metal roof covering may be applied over existing roofing in accordance with Table A-15-A. Re-roofing with metal roof covering shall be in accordance with the original manufacturer's specifications or when the original manufacturer's specifications are no longer available as required by CBC Section 1607.8.
8. Roofing with any tile weighing more than SIX (6) pounds per square foot (6 PSF) will require engineering calculations addressing the additional load imposed upon the roof structure. The engineer must also note that the entire structure is adequate to sustain the additional loads, regardless if the original is torn off or not. Roofs requiring engineering calculations shall be submitted with engineer's stamp of calculations and a dimensional roof plan.
9. **An in-progress inspection of concrete or clay tile will be required if the tile is not onsite at the sheathing inspection.**
10. If plywood is removed and replaced, nailing shall be inspected to ensure equivalent strength of the roof diaphragm. This means equivalent nail size and spacing as well as sheathing grade and thickness must be equal to the original. If plywood/OSB is added over spaced sheathing, a nail inspection will be required. Final inspections are always required. Sheathing inspections will also be required for spaced sheathing that has been filled in.
11. All exposed nails on roof shall be sealed with approved sealant. All existing exposed metal (roof jacks, saddles, roof dormers and step flashing) shall be replaced or repainted.

**NOTE: ALL ROOF FINALS REQUIRE AN OSHA APPROVED LADDER ON SITE. FOR MULTI-LEVELS AN ADDITIONAL LADDER IS REQUIRED PER LEVEL.**

**NOTE: ONLY #3 ROCK WILL BE PERMITTED ON RESIDENTIAL ROOFS.**