



Village of Spring Grove Re-Roofs

What is required to obtain a building permit for a new roof?

- Completed permit application including the estimated cost, material & color.
- An approval letter from the applicant's homeowners association, if applicable.

How much does a building permit cost?

- Residential - \$25; Commercial - \$100

What are the types of roof materials allowed?

- Cedar shake, clay tile, slate, *metal or 30 year architectural (multi-tab) grade manufactured shingles. All flashing and valleys must be copper or colored aluminum flashing matching roof color. *Metal roofing must have the appearance of cedar shake, clay tile, slate or architectural shingles. Metal roofing should be appropriate for the architectural style of the home and be approved by the building official prior to installation.

What are other requirements?

- Ice and water protection is required in all valleys
- Ice and water protection at roof eaves must extend from the lowest point of the eave and extend at least 24 inches past the interior side of the exterior wall.
- Drip edge flashing is required per manufacturer's instructions.
- All flashings shall be corrosion resistant metal.
- Aluminum, copper, zinc, zinc coated, or other approved corrosion resistant nails shall be used in accordance with recommended nailing schedule or manufacturer's written instructions.
- Roof ventilation must be in full compliance with applicable codes, all attic ventilation vents shall NOT be located on front elevations.
- New roof coverings must not be installed without first removing existing roof coverings where these conditions occur:
 1. Existing roof covering is water soaked or has deteriorated to the point that the existing roof or roof covering is not adequate as a base for additional roofing.
 2. Where the existing roof has two or more applications of any type of roof covering unless designed by an Architect or Structural Engineer.
- All roofing materials must be installed according to manufacturer's specifications.

What inspections are required?

- **Progress Inspection.** After ice and water shield has been installed.

If you have any questions concerning fence installation please contact:
Village of Spring Grove Building Department
815-675-2121 ext. 207