

ROOFING INSPECTION POLICIES

Inspectors specializing in roofing inspection will be dispatched each day independently of other inspectors, based on inspection requests entered into the system by contractors before the regular 7:00 AM cut-off time.

Inspections must be scheduled using AIRS, online, or in person—the same as all other inspections. Use the inspection codes pre-loaded for your permit type, or schedule optional/alternative inspections using AIRS.

New construction projects that include new roofing will only have a **Roofing Dry-In (151)** inspection loaded with other required inspections.

Re-roof permits will have a **Roofing In-Progress (152)** inspection a **Roofing Final (153)** inspection, and the **Roofing Deck Nailing (154)** inspection loaded.

A **Roofing In-Progress (152)** inspection must be made between the completion of the dry-in and the completion of the roof covering. It is preferable to have the **Roofing In-Progress** inspection made when the roof covering is 10-60% complete.

Call the roofing inspection dispatch line and provide the inspector with a time frame of when the roof covering will be 10-60% complete on the day that you have scheduled a **Roofing In-Progress** inspection. Schedule a **Roofing Deck Nailing inspection** when the roof deck has been nailed, per Table 201.1. (Information available from the Structural Division or from the Building Department website—click on the [News You Need](#) link for updated roofing inspection requirements.)

To schedule an appointment time (+/- one hour), or to cancel a scheduled inspection, call the roofing inspection dispatch line as early as possible on the day the inspection is scheduled.

The roofing inspection dispatch line will have a voice recorder activated until the dispatcher arrives to take calls at 7AM. Leave a message and a phone number. During working hours the dispatch line may be forwarded to the dispatcher's cell phone. If you get a recorded message please leave a phone number so the dispatcher can return your call.

Inspections can **not** be scheduled using the roofing dispatch line.

The Roofing Inspection Dispatch Line
is **(352) 438-2421**

**MARION COUNTY
BUILDING DEPARTMENT
2710 EAST SILVER SPRINGS BLVD.
OCALA, FL 34470
MAIN LINE: (352) 438-2400
WWW.MARIONCOUNTYFL.ORG/BUILDING.HTM**

ROOFING INSPECTIONS GUIDELINES

**TO SCHEDULE ROOFING INSPECTIONS
CALL 438-AIRS OR SCHEDULE ONLINE**

**ROOFING INSPECTION
DISPATCH LINE
(352) 438-2421**

**UPDATED:
NOVEMBER 2007**



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All projects that include the installation of roofing materials are required by the Florida Building Code (FBC) to receive at least two inspections. The inspections include a **Roofing Dry-In** inspection and a **Roofing Final** inspection. To improve the quality of the **Roofing Dry-In** inspection and thus reduce the risk of water damage to existing structures we have initiated two additional inspection types: **Roofing In-Progress** and **Roofing Deck Nailing** (for Re-Roofs.)

A **Roofing In-Progress** inspection can be used to satisfy the **Roofing Dry-In** inspection requirement on both existing and new structures. The **Roofing Final** inspection on a new building or on an addition will be made in conjunction with the **Final Structural** inspection, when a separate **Roofing Final** inspection is not scheduled.

The following points will be included at each inspection. All construction must comply with the prescriptive requirements found in the Florida Building Code [FBC], or in the manufacturer's installation instructions.

Inspection Type and Inspection Points (may not be all-inclusive):

151 Roofing Dry-In

Under-layment material and attachment
Flashing, valley lining, and drip edge material installation
Roof insulation attachment, when applicable
Roof drainage feature placement, when applicable
Roof ventilation cut-out, when applicable
Sleeper installation, when required for metal roofs

152 Roofing In-Progress

Call for a #152 when the roof is 10% to 60% complete

Same as the **Roofing Dry-In**, plus:
Roofing material installation, and attachment
Roofing cement application as required

153 Roofing Final

Project completed
Roofing material installation
Roof vent installation
Shingle roof edge/eave overhang
Roof drainage features complete as required
Edge seals and vent boots installed for metal roofs
All construction debris cleared from the job site

154 Roofing Deck Nailing (For Re-Roof)

Schedule this inspection when roof deck has been nailed, per Table 201.1 (Table available thru Structural Division or on our Website.) Must be inspected before secondary water barrier is installed.

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Applicable to permits issued after July 1, 2006

Manufacturer's installation instructions for roofing materials that are not specified in the FBC must be available for the inspector to review at each inspection, including the **Roofing Final** inspection.



Tile Roof Installations

Tile roof installations must have a separate dry-in inspection, after the roof is completely prepared and ready for tile stocking. A **Roofing In-Progress** inspection is not required for a tile roof installation because the **Roofing Dry-In** inspection is mandatory.

The following issues are either found in the Florida Building Code [FBC] requirements or in the manufacturer's installation requirements. The FBC provisions related to roofing can be found in:

FBC-Building Volume, Chapter 15
FBC-Residential Volume, Chapter 9
FBC-Existing Building Volume, Chapter 5

Step flashing: required where shingle or tile roofing material meets a sidewall 8/12 and up (mandatory for new construction, optional on existing construction).

Edge & eave overhang: which may be required by the manufacturer's installation instructions, may be measured to include the lip on the drip edge if used.