



BUILDING DIVISION
Development Services
100 N Wilcox St.
Castle Rock, CO 80104
buildingcounter@crgov.com
720-733-3527

RESIDENTIAL ROOF IRC 2018

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*ALL DOCUMENTS SHOULD BE COLLATED BEFORE SUBMITTAL
INCOMPLETE SUBMITTAL OF ANY ITEMS MAY DELAY REVIEW AND EXTEND
PERMIT ISSUE TIMES*

THE TOWN OF CASTLE ROCK REQUIRES ALL PERMIT APPLICATIONS AND REQUIRED DOCUMENTATION
TO BE SUBMITTED ELECTRONICALLY IN .PDF FORMAT THROUGH ETRAKIT AT:

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Checklist of Required Items

- Completed Permit Application On eTRAKiT
- Completed Homeowner Affidavit (If Applicable)

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Notes

- Overlays Are Not Permitted, Previous Roof Material Must Be Removed to the Decking, or the Adhered Ice Barrier Membrane if Present.
- Space Decking is Allowed Only Under Certain Circumstances, Please Contact Building Division to Discuss Viability
- Per 2018 IRC, Ultimate Wind Speed Is 115 MPH (R301.2(5)A) In Exposure B (R301.2.1.4)
- Ice and water Shield Is Required Except in Detached Accessory Structures Not Containing Conditioned Floor Area, According to TOCR and 2018 IRC Table R301.2(1), 2018 IRC R905.1.2
- Drip Edge Shall Be Provided at Eaves and Rake Edges of Shingle Roofs, 2018 IRC R905.2.8.5
- A Mid-Roof Inspection Is Required by TOCR, To Be Carried Out When the Roof Is 100% Dried In, and a Minimum Of 5 Rows of Roof Covering Has Been Installed, With a Maximum of 50% of Roof Covering Installed. Provide at Least One (1) Package of Shingle Wrapping with Manufacturer Specifications

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Notes

- If There Is Precipitation (i.e., Snow, Ice, etc.) The Roof Must Be Clear for The Inspection. Otherwise The Inspection Will Need to Be Canceled by The Permit Holder. Regardless of Weather, Inspections Are Performed as Requested Unless Canceled
- A Ladder Is Required for The Mid-Roof and Final Inspections
- While No One Is Required to Be On Site for The Roof Inspections to Proceed, In That Case Written Permission to The Inspector to Enter onto The Property and Perform the Inspection Must Be Posted On the Front Door of the Residence
- All Shingles Must Be Sealed. Shingles Are Required to Be Sealed by Hand If They Do Not Seal Appropriately with Weather.

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Code Excerpts

SECTION R905 REQUIREMENTS FOR ROOF COVERINGS.

R905.1 Roof covering applications. Roof coverings shall be applied in accordance with the applicable provisions of this section and the manufacturer's installation instructions. Unless otherwise specified in this section, roof coverings shall be installed to resist the component and cladding loads specified in Table R301.2(2), adjusted for height and exposure in accordance with Table R301.2(3).

R905.2 Asphalt shingles. The installation of asphalt shingles shall comply with the provisions of this section.

R905.2.1 Sheathing requirements. Asphalt shingles shall be fastened to solidly sheathed decks.

R905.2.2 Slope. Asphalt shingles shall be used only on roof slopes of two units vertical in 12 units horizontal (2:12) or greater. For roof slopes from two units vertical in 12 units horizontal (2:12) up to four units vertical in 12 units horizontal (4:12), double underlayment application is required in accordance with Section R905.2.7.

R905.1.1 Underlayment. Unless otherwise noted, required underlayment shall conform to ASTM D 226 Type I, ASTM D 4869 Type I, II, III, or IV, or ASTM D 6757.
Self-adhering polymer modified bitumen sheet shall comply with ASTM D 1970.

R905.2.4 Asphalt shingles. Asphalt shingles shall comply with ASTM D 3462.

R905.2.4.1 Wind resistance of asphalt shingles. Asphalt shingles shall be tested in accordance with ASTM D 7158. Asphalt shingles shall meet the classification requirements of Table R905.2.4.1 for the appropriate ultimate design wind speed. Asphalt shingle packaging shall bear a label to indicate compliance with ASTM D 7158 and the required classification in Table R905.2.4.1.

Exception: Asphalt shingles not included in the scope of ASTM D7158 shall be tested and labeled in accordance with ASTM D3161. Asphalt shingle packaging shall bear a label to indicate compliance with ASTM D3161 and the required classification in Table R905.2.4.1

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