



# Re-Roofing Requirements

**Building Division**  
**Community Development Department**  
100 North Island Avenue  
Batavia, IL 60510-1931  
Tel: 630-454-2700 - Fax: 630-454-2775  
[www.cityofbatavia.net](http://www.cityofbatavia.net)

*Please direct all questions to the City of Batavia Building Division of the Community Development Department, Monday through Friday from 8 AM to 5 PM at (630) 454-2700.*

This is a summary of the City of Batavia Ordinances affecting re-roofing of a building. This is intended to interpret and explain the ordinances but does NOT represent or replace the actual ordinance language. Every effort has been made to ensure the accuracy and timeliness of this information.

4/2020

## **Before Starting Work**

- A building permit is required for any re-roofing or roof recover of a building.
- Complete removal of the old roof covering(s) is required when two layers are already present or the existing roof covering is of wood shake, slate, clay, cement or asbestocement tile, or where the existing roof or roof covering is water soaked or deteriorated to the point that the existing roof or roof covering is not adequate as a base for additional roof covering.
- When replacing an existing roof covering, re-roofing (removing the old roof down to the sheathing) will require the new roof covering to be installed to the City of Batavia's current codes, the IRC, Chapter 9 for residential and IBC , Chapter 15 for commercial.
- It is the owner/contractors responsibility to remove all construction debris in a timely manner.

## **Application Procedure**

- Submit a completed Building Permit Application to the Community Development Department Building Division. Properties located in the Historic District shall first contact the Building Division to submit an application for review, approval and issuance of a Certificate of Appropriateness by the Historic Preservation Commission.
- Pay required fee at time of permit submittal.
- Attach one (1) copy of contractors contract for valuation purposes. If the property owner is acting as the contractor, provide copies of receipts for material and supplies.
- Provide a copy of the contractors Illinois Roofing Contractors License or for residential roofs only when the owner is acting as his/her own contractor, the property owner shall state on the Building Permit Application that he/she is performing all work.

## **Homeowner/Contractor Responsibilities**

- Schedule the required final inspection with the City of Batavia Building Division of the Community Development Department. Please call at least 48 hours in advance to schedule the inspection to ensure that we can meet your schedule.
- **ALL PERMITS SHALL CONCLUDE WITH A FINAL INSPECTION.**

## **Changes to the Building Code**

- The City of Batavia has amended the International Residential Building Code, Section R905.2.7.1, in regard to roofing, re-roofing and recovering .

### Section R905.2.7.1 Ice Protection.

#### **R905.2.7.1 Ice Protection.**

On all new roof construction and roof tear-offs an ice protection barrier that consists of a self-adhering polymer modified bitumen sheet shall be used in lieu of normal underlayment and extend from the eave's edge to a point at least 24 inches inside the exterior wall line of the structure.

