

OREGON
Interpretive Ruling No. 93-19
CRITERIA FOR BUILDING PERMITS WHEN REROOFING DWELLINGS
(revised 7-20-99, editorial only)

REQUESTED BY: PPPI Manual Review Committee

QUESTION:

Is a building permit required under Section 111.1, in the Dwelling Code, when removing a wooden shingle or shake roof, installing plywood sheathing over the existing spaced sheathing and covering with new roofing?

APPLICABLE CODE SECTIONS:

1996 Oregon One and Two Family Dwelling Specialty Code (Dwelling Code), Section 111.1.

BACKGROUND:

The 1977 Legislature, through HB 2819, specifically exempted replacement of roofing (among other items) from permit requirements, if it did not adversely affect the structural integrity of the dwelling.

FINDINGS:

Statutory and code requirements are similar to those in effect at the time of the original ruling. It is appropriate to update the ruling to reflect the Oregon One and Two Family Dwelling Specialty Code provisions.

This interpretation is authorized by ORS 455.060, Rulings on Acceptability of Materials, Designs or Methods of Construction and Attorney General's Opinion OP-5208 issued October 1, 1981, advising the statute permits authoritative interpretations of existing code requirements.

DISCUSSION & CONCLUSION:

The Structural Code Advisory Board ruled such work generally does not alter the basic existing structural integrity of the dwelling and therefore no building permit is required.

The Dwelling Code, Section 111.1, Exception (1)(1.15) specifically exempts the requirement for permits and fees where the replacement or repair of roofing does not exceeding 30 percent of the required live load design capacity. When this limit is exceeded, the structure is affected and permit is required. If the existing space sheathing is removed prior to installation of new sheathing, a structural change has occurred and a building permit would be required.

(signed July 21, 1993)
John Talbott, Chairman
Structural Code Advisory Board

Date

The recommendations and findings of the Structural Code Advisory Board are accepted and the conclusions are adopted.

(signed July 30, 1993)
Michelle J. Patterson for
Gary J. Wicks, Administrator
Building Codes Agency

Date