



**Development Services  
Inspections Division  
1112 Manatee Ave W 4<sup>th</sup> Floor  
Bradenton, FL 34205  
Phone: (941) 748-4501 ext 3890  
licensing@mymanatee.org**

## Roof Inspections (Contractor)

Once permit application is issued the applicant will receive a copy of the Permit-Inspections Job Card to be posted at the job site. A copy of the Notice of Commencement and Nailing Affidavit is required to be uploaded to the portal and posted to the job site.

The below inspections are required for all residential roof replacements.

### **Residential Roof Express (Shingle, Metal, TPO, Membrane):**

- Combined Dry-in Flashing and in Progress (800): 100% of underlayment, 100% of flashing, leave valleys exposed, Portion of starter strip visible, Portion of drip edge visible, up to 50% of roof covering on one or more roof sections.
- Final (803): Roof 100% Complete, all debris cleaned up.

### **Residential Roof Express (Tile):**

- Roof Dry-In & Flashing (801): 100% of underlayment, 100% of flashing, 100% roof penetrations.
- Roof In-Progress (804): Up to 50% of roof covering on one or more roof sections, leave valleys exposed, Portion of starter strip visible, Portion of drip edge visible.
- Final (803): Roof 100% Complete, all debris cleaned up.

### **Roof Standard (Shingle, Metal, TPO, Membrane):**

- Combined Dry-in Flashing and in Progress (139): 100% of underlayment, 100% of flashing, leave valleys exposed, Portion of starter strip visible, Portion of drip edge visible, up to 50% of roof covering on one or more roof sections.
- Final (117): Roof 100% Complete, all debris cleaned up.

### **Roof Standard (Tile):**

- Roof Dry-In & Flashing (140): 100% of underlayment, 100% of flashing, 100% roof penetrations.
- Roof In-Progress (132): Up to 50% of roof covering on one or more roof sections, leave valleys exposed, Portion of starter strip visible, Portion of drip edge visible.
- Final (117): Roof 100% Complete, all debris cleaned up.

### **Shingle over Shingle Roof or Metal over Shingle**

- Can only be done over one layer of shingles.
- Roof in Progress (132-standard): 100% of underlayment, 100% of flashing, leave valleys exposed, Portion of starter strip visible, Portion of drip edge visible, up to 50% of roof covering on one or more roof sections.
- Final (117-standard) Completed Roof, all debris cleaned up.

**Note: Any re-roof permit that did not receive a sheathing inspection, may receive disapproval at final inspection and may be subject to removing all of the roof covering, to allow inspection of the underlayment and nailing of the sheathing.**

### **Schedule Inspections:**

- Access online portal <https://aca-prod.accela.com/manatee>
- Phone: (941) 749-3047
- Text "schedule" to 833-392-8861