



NEW FOR REROOF PERMIT APPLICATIONS

Updated: January 8, 2026



EXPRESS ONLINE REROOF PERMIT

EXPRESS ONLINE PERMITS:

A reroof permit is available through the City's *Civic Portal* at:

www.newportbeachca.gov/online-permitting

The following conditions must be met:

1. The structure is one- or two-family residential dwelling.
2. The new roofing weight is 6 lbs/ft or less in weight.
3. Only one existing layer may be recovered.

If any of these conditions are not met, the express permit cannot be obtained and must be submit for review.

INSPECTION REQUESTS CRITERIA:*

Tear-Off / Sheathing Inspection

1. Materials shall be removed & the roof sheathing exposed.
2. Verify structure is adequate for roofing system loads.
3. If sheathing is required, it must be completed prior to inspection.
4. All materials must be available for inspection: underlayment, nails, flashing, and attachments.
5. Existing flashing may be reused if in good condition.
6. Provide ladder 3 feet higher than landing on roof and tied-off.

Final Inspection

1. All work is complete, and the spark arrester(s) are installed.
2. Roof and job site clean of debris.
3. Gutters must be reinstalled (if removed) at time of inspection.
4. Ladder must be installed and tied-off.
5. Carbon Monoxide / Smoke Alarms are to be installed (self-certification form is acceptable).

Minimum Roofing Requirements

Flashing:	26-gauge galvanized steel or 0.019"
Felt:	30 lb. felt underlayment
Roofing:	Listed Class B or greater
Eave Vents:	Permitted
Attic Vents:	Openings shall be minimum 1/8 inch and shall not exceed 1/4 inch



***Minimum Roofing Requirements for properties subject to Wildfire Exposure – (CWUIC 504)**

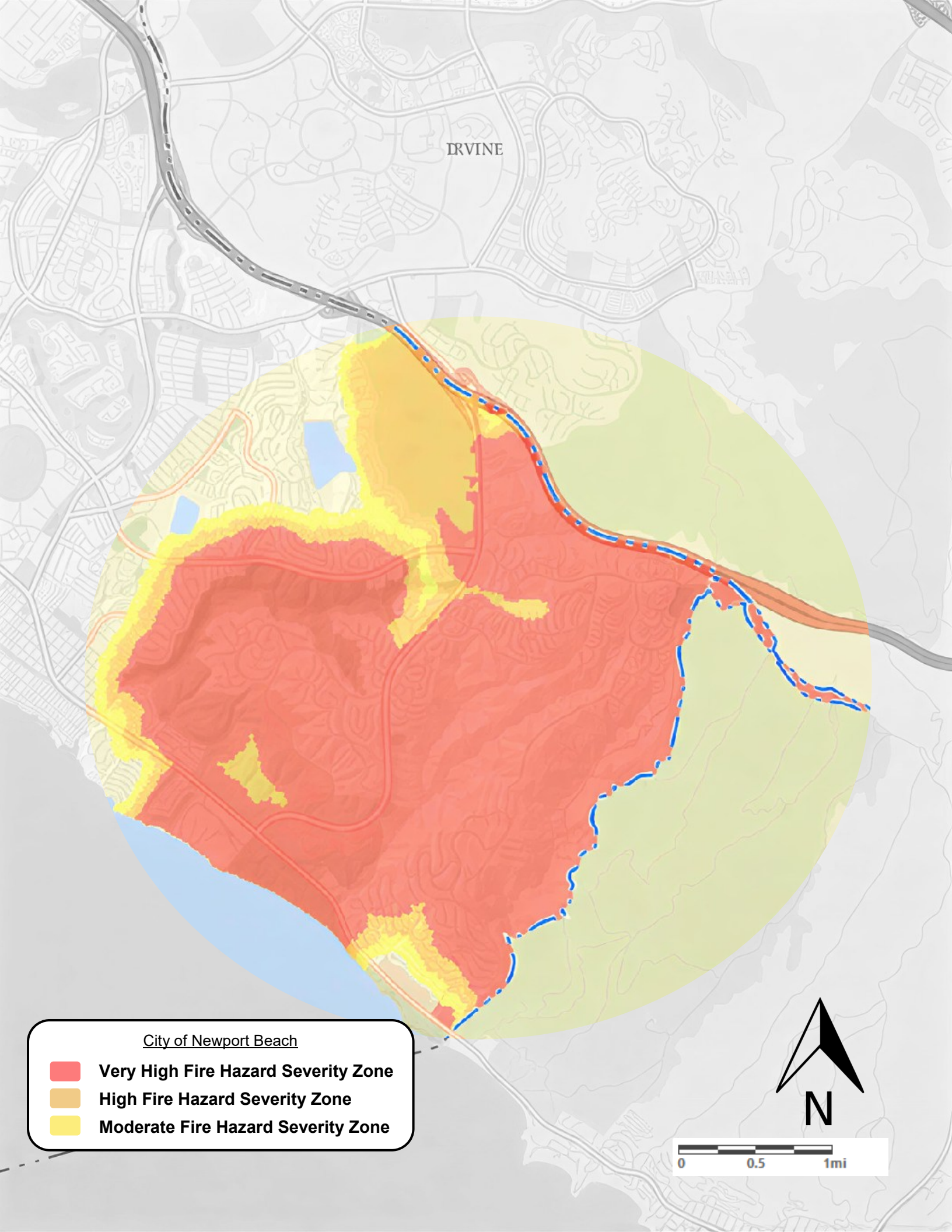
(See attached **Fire Hazard Severity Zone Map for High and Very High zones**)

Flashing:	26-gauge galvanized steel or 0.019"
Felt:	72-pound mineral-surfaced, non-perforated cap sheet complying with <i>ASTM D3909</i>
Roofing:	Listed Class A per <i>ASTM E108</i> or <i>UL790</i>
Attic Vents:	Ember resistant vents per <i>CWUIC 504.10</i> approved and listed by the California State Fire Marshal, or WUI vents tested to <i>ASTM E2886</i> and listed. Openings shall be minimum 1/16 inch and shall not exceed 1/8 inch
Gutters:	Roof gutters shall be noncombustible and screened to prevent accumulation of leaves and debris (<i>CWUIC 504.4</i>)

IRVINE

City of Newport Beach

-  **Very High Fire Hazard Severity Zone**
-  **High Fire Hazard Severity Zone**
-  **Moderate Fire Hazard Severity Zone**





CITY OF NEWPORT BEACH

COMMUNITY DEVELOPMENT DEPARTMENT BUILDING DIVISION

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www.newportbeachca.gov | (949) 644-3200

SMOKE DETECTOR AND CARBON MONOXIDE SELF-CERTIFICATION

(this certification is to be filled out by the permittee or homeowner)

Project Address: _____

Permit Number: _____

Property Owner: _____

Licensed Contractor: _____ Lic #: _____

The State of California now requires that smoke and carbon monoxide detectors must be installed in all residential buildings

California Residential Code (CRC) Section R310.1, CRC R311.2 states in part that existing dwellings be "retrofitted with smoke detectors and carbon monoxide detectors. CRC Section R310.3, CRC R311.3 defines required locations.

Both boxes below must be checked:

Carbon Monoxide Alarm: On the ceiling or wall outside of each separate sleeping area in the immediate vicinity of bedrooms or in each hallway outside of the rooms, and each level of the dwelling. Detectors are also required in bedrooms with gas fired appliances

Smoke Alarms: Installed in each room used for sleeping purposes, outside each sleeping area, and on each level of the dwelling unit.

Retrofitted detectors may be battery operated for buildings where no alterations are performed on the interior. Multiple-purpose alarms (carbon monoxide and smoke alarms) shall comply with all applicable standards and must be approved by the State Fire Marshall. The devices must be installed per manufacturer's specifications.

I, the undersigned, hereby certify that I am the permittee or homeowner of the project. I further certify that smoke alarms and carbon monoxide alarms are present and tested to be functional in all the following locations:

Signature: _____ Date: _____

NOTE: This self-certification is only used for projects to the exterior of the structure where access to the interior of the dwelling by the City of Newport Beach Building Inspector is not achieved during the course of construction.