

I received an e-mail request if we could just give them a price on covering an asphalt roof ... below is our thought on Roof Covering Replacement:

When contemplating the replacement of any type of roof covering during remodeling or renovation, it is important to hire a reputable roofing contractor. The question is not just whether to install new shingles over the existing or to remove the existing layer first. Attention must be paid to the condition of the roof sheathing. There are tell-tale signs of deteriorated sheathing. One is by walking on the roof. If it is spongy it might be candidate for replacement. It may be spongy due to roof covering or flashing failure. It also could be caused by the sheathing being interior grade plywood which should not be used on the roof. Some builders used interior grade plywood installed with the APA stamp faced up so as not to be seen from the attic. The roofer can tell anyway by the identifying characteristics of the veneer which has length-wise splices usually one to three per sheet. If this is evident, one must laminate a layer of OSB over the plywood prior to re-roofing. Another trademark of a good roofer is the level of protection installed prior to the roof work and the condition of the shrubs, yard and gutters when they finish the job. It should be nail and debris free.

If you need help identifying a legitimate roofing contractor or help analyzing your roof condition, we at Congressional Design/Build can help. Contact us at [info\(at\)CDBMD.com](mailto:info@CDBMD.com) .

Enjoy the weekend, Team CDB