

10 Point Roof Check

Here we have outlined important warning signs to look for when inspecting your roof. After reading this you will know when your roof needs repairing.

You can save money in expensive repair bills due to water damage by following this 10 point roof check.

1. Check for broken roof tiles. Broken tiles may cause leaks



2. Check for broken ridge and gable tiles, which may cause leaks



3. Condition of ridge capping. E.g. condition of bedding and pointing. Major or minor cracks in the bedding and pointing can cause leaks or dislodgement of the ridge.



4. Condition of valley tiles. E.g. broken valley cuts need clipping to prevent dislodging.

5. Check for weep holes. Having no weep holes can cause water to build up and eventually leak into ceiling.



6. Condition of valley irons. E.g. do they need replacing due to rust?



7. Condition of lead flashing. Lead flashing should be cut every 3 metres due to the lead shrinking and expanding during hot and cold periods. Lack of expansion cuts will cause cracking, leading to leaks.

8. Roof surface: Condition of tile, moss and lichen build up. Do they need recoating?



9. Fixing methods: e.g. have the tiles been secured down properly? During high wind, if tiles are not secured properly they may lift, causing the loss of parts, or in extreme cases, all of your roof.

10. Condition of sarking: sarking is a fire and moisture retardant and laid under your tiles: Has it deteriorated due to age? Are there any visible holes? Electricians put holes in sarking for placement of wires.



Testimonial

Thanks to James and his crew from Brisbane Roofing Solutions for the great job they did in restoring our tiled roof and painting our guttering. Their professional work has made a huge difference to the appearance and feel of our home. The restoration was hassle free and done at a very competitive price.

Peter Meecham

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