

Exterior Inspection Guide

Item	Required Evaluation
Depth of flooding inside and outside of the structure	<p>Examine all sides of the structure to locate a high water mark. If no high water mark is visible, check adjacent fences or vegetation for water, dirt, or debris line.</p> <p>Depending on the flood duration, the high water may be at different elevations inside and outside of the structure.</p>
Obvious roof damage	<p>Observe the roof for:</p> <ul style="list-style-type: none"> • Missing shingles or roof covering • Roof sheathing movement
Less obvious roof damage	<p>Observe the roof for warping of the roof sheathing due to lost or damaged shingles. This can be viewed by stepping back from the structure and looking at the roof surface for ripples and sunken or raised areas. This type of damage may require replacement of a significantly large portion of the roof sheathing and shingles. The inspector will need to determine if the roof damage was disaster related or due to poor maintenance. Maintenance-related damage can be addressed by the selection of the depreciation rating as part of the assessment.</p>
Foundation damage	<p>Examine the foundation for settlement, lateral movement, or cracking that affects structural stability.</p> <p>Determine whether the structure has become separated from the foundation.</p>
Post, pier, or column damage and an evaluation of the floor stability	<p>Examine these elements for structures built on a continuous wall with slab, crawlspace, piles, and piers and posts foundation types.</p>
Exterior wall damage	<p>Observe for holes or damage affecting the structural integrity of the superstructure.</p>