



IMPACT REPORT: Quality in Roofing



DELIVERING QUALITY AT EVERY LEVEL

ROOFING DEFECTS



15% of all UK construction defects involve roofing

Sheriff Construction: 0.005% defect rate across all projects (2025)

(Source: Local Authority Building Control, 2024)

SAFETY PERFORMANCE



61,663 injuries reported under RIDDOR in 2024

Sheriff: 0 safety incidents reported in 5 years

(Source: HSE, 2024)

WORKFORCE COMPLIANCE



100% of Sheriff site teams hold **CSCS cards** and are fully trained on all systems used

MATERIAL PERFORMANCE



We offer **up to 30-year warranties** on products - backed by leading manufacturers

WHY QUALITY IN ROOFING MATTERS

In construction, quality is not just a standard - it's the foundation of safety, trust, and long-term value.

Roofing, in particular, carries significant weight: it's the second most common source of construction defects in the UK, accounting for 15% of all reported issues (Local Authority Building Control, 2024). These aren't just technical glitches - they impact livelihoods, building integrity, and public confidence.

At Sheriff Construction, we take this seriously.

Our defect rate across all projects stands at just 0.005%, reflecting a culture of precision and accountability. We are also frequently called in to remedy work left unfinished or improperly done by others - a clear reflection of both the market's challenges and our reputation for reliability.

Beyond technical compliance, quality is now under a new kind of spotlight.

WHY QUALITY IN ROOFING MATTERS

Raising the bar in an era of regulation and responsibility

The Building Safety Act and the introduction of the Building Safety Regulator have ushered in a new era of construction governance. Projects must now meet stricter pre-construction evidence requirements, with every component - including roofing - assessed and signed off before work even begins. This means that:

- Every detail must be traceable and backed by documentation.
- Installers must prove that materials and methods meet national standards.
- Clients, inspectors, and warranty providers require rigorous transparency across the whole build, seeking assurances that works have been installed to a high standard.

These regulations are not optional. They are reshaping how construction firms must operate - and rightly so.

Quality assurance is no longer a 'nice to have' trait. It's a core obligation.

OUR APPROACH TO QUALITY

A system built on training, accreditation and independent verification

Skilled people and proven credentials

- We operate under a comprehensive Quality Management Procedure, guiding everything we do on-site and behind the scenes.
- Sheriff Construction is a proud member of the National Federation of Roofing Contractors (NFRC) and holds accreditations from SMAS, CHAS, Constuctionline, Builder's Profile and CQMS.
- Our team is approved to install systems from top manufacturers, including IKO, SIKA, Axter and Bauder.
- We run an ongoing training and development programme for all teams - including First Aid and installation training for site staff, IOSH management courses for managers, and training on pricing and technical specifications for office staff.

Rigorous assessment and transparent reporting

- We have met the requirements of Building Safety Act (BSA) Assessments for both Standard Construction and Higher Risk Buildings.
- We work with an independent Health & Safety organisation to audit our operations regularly.
- Every project is supported by a detailed Quality Management Report, outlining how we meet performance and safety standards.
- Quality is closely monitored at every stage of works. Contracts Managers and Site Supervisors document progress, while Roofing Manufacturers independently assess and sign off on key elements.
- Upon completion, clients receive a comprehensive Operations & Maintenance manual with specifications, datasheets, test results, contact details and a warranty of up to 30 years.

OUR QUALITY PROCESS

From pre-start to post-handover...



THE BACKGROUND

Bugler, our client at the Leyes Road development in East London, set out to deliver high-performance, sustainable housing across two blocks designed to Passivhaus standards.

Quality and carbon neutrality were top priorities - and they needed a roofing partner that could meet those expectations.

CASE STUDY: LEYES ROAD, NEWHAM



OUR APPROACH

Sheriff Construction was awarded the roofing contract and asked to submit a detailed Quality Management Report before starting on site. The report included:

- Our company information and accreditations
- Our project site teams' accreditations and experience
- The project specification with relevant certification
- Our processes for testing plant and equipment
- Defect prevention and sign-off procedures
- A full handover and documentation plan

CASE STUDY: LEYES ROAD, NEWHAM



THE OUTCOME

Covering an installation of over 2,000 m² of roofing and waterproofing systems, our work ensured the client's quality benchmarks were fully met, with **no reported defects** and a robust O&M manual handed over at completion. The client received:

- A fully traceable and certified roofing system
- Electronic testing data included in final documentation
- A system warranty of up to 30 years - reinforcing long-term value and performance confidence

CASE STUDY: LEYES ROAD, NEWHAM



WHAT'S NEXT?

Continuous learning to drive quality

At Sheriff Construction, we are committed to continually strengthening our delivery through ongoing professional development across all teams. Our upcoming focus areas include:

Refresher training for site teams on roofing systems - ensuring full understanding of each installation process.

Targeted development for site supervisors to build and reinforce awareness of quality, health and safety, and compliance across every scheme.

Systems training for office teams, equipping them to confidently price and advise on technical details for clients.

By building knowledge from the ground up, we aim to sustain the high standards our clients expect and our reputation is built on.



**TRAINING AND
DEVELOPMENT**

WHAT'S NEXT?

Strategic growth into remedials

The Repair, Maintenance, and Improvement (RMI) sector is growing fast — with a 22% rise in domestic workload and 21% in commercial (UK Construction Market, 2025).

This surge in demand is being driven by aging building stock, evolving regulations, cost-effective alternatives to new construction, and growing sustainability and energy efficiency goals.

Sheriff Construction is posed and ready to meet this shift head-on. We are scaling our remedial services while upholding the same level of quality control, transparency and client care as in our new build work. Our remedials strategy includes:

- Comprehensive tender reports: including a full breakdown of the specification, site details, scaffold mark ups, compound layout, phasing plans, traffic management plans, designs and other programme details for our clients.
- Resident communication: weekly updates and pre-start letter drops to ensure transparency.
- Detailed site reports: tracking completed works and inspections
- Long-term assurance: supplier-backed guarantees of up to 30 years, tailored to each client's needs.





Thank you for reviewing our Impact Report and joining us in promoting quality and continuous improvement in roofing.

We value your feedback

Your insights and feedback help us improve our quality policies and practices. Reach out via email, phone or post for any questions or feedback regarding this quality in roofing impact report.

GET IN TOUCH

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