PROJECT

Bradford – High Incline Metal Roof Refurbishment

Location:
West Yorkshire

Roof Type / System:
Profiled Metal Roofing

Approximate Roof Area:
1400m2

Project Date / Year:
2023



Project photograph

PROJECT OVERVIEW

Elite Waterproofing undertook a commercial metal roofing refurbishment project in Bradford, West Yorkshire, following reports of multiple roof leaks affecting the property.

The works involved addressing areas of concern across the existing profiled metal roofing system, including roof sheet details, junctions and associated weatherproofing elements.

The project was carried out over four weeks by a team of four operatives. The building's proximity to a busy road introduced additional access, safety and logistical considerations throughout the programme.

The refurbishment aimed to improve the roof's weather resistance and address the identified sources of water ingress while retaining suitable existing roofing components.

THE CHALLENGE

The commercial property had developed multiple roof leaks, requiring a coordinated approach to identifying and addressing potential points of water ingress across the roof.

The building incorporated extensive profiled metal roofing, with numerous sheet fixings, junctions, flashings and raised roof structures requiring consideration.

A further challenge was the building's position alongside a busy road. This created additional considerations for working at height, access arrangements, material handling and the protection of people and vehicles in the surrounding area.

The project therefore required careful planning to undertake the roofing works while managing the constraints associated with the building's location.

SURVEY & ASSESSMENT

The existing roof arrangement and reported leakage problems were reviewed to establish an appropriate programme of remedial works.

Key considerations included:

- Multiple reported sources of water ingress across the roof.
- The condition of the existing profiled metal roof sheets and associated fixings.
- Roof sheet laps, junctions and flashing details.
- Weatherproofing around raised roof structures and penetrations.
- Safe working arrangements for a sloping commercial roof.
- Access and site logistics associated with the adjacent busy road.

These considerations informed the planning and execution of the roof refurbishment programme.

PROPOSED SOLUTION

A targeted metal roofing refurbishment approach was proposed to address the identified defects and improve the weather resistance of the existing roofing system.

The proposed works focused on vulnerable roofing details, including sheet junctions, fixings, flashings and other areas associated with reported water ingress.

The refurbishment approach also required appropriate access arrangements and site controls, taking account of the adjacent public road and the operational requirements of the property.

The objective was to deliver a practical roofing solution while retaining serviceable elements of the existing roof where appropriate.

WORKS UNDERTAKEN

Elite Waterproofing carried out the roofing refurbishment over a four-week programme, using a team of four operatives.

The work involved attention to the existing profiled metal roofing system and associated weatherproofing details.

The project photographs show extensive metal roof surfaces, roof sheet joints and fixings, raised roof structures, flashings and areas of localised detailing.

The works were organised around the roof's configuration and the site's access constraints, particularly the proximity of the building to a busy road.

The programme required coordination of labour, materials and working-at-height arrangements over the four-week period.

PROJECT OUTCOME

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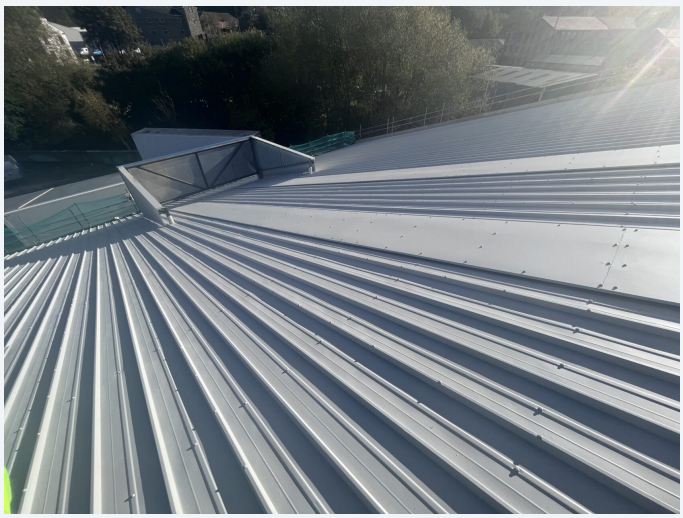
PROJECT PHOTOGRAPHY



Bradford Metal Roof Refurbishment – Commercial Roof Overview



Bradford Metal Roof Repairs – Fixings and Flashing Details



Bradford Commercial Roofing – Profiled Metal Roof Overview

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