

# What You need to know about Asbestos in your home

## SEVEN LOCKS HOUSING





— Strong **Foundations**,  
Stronger **Communities**.....

SEVEN LOCKS  
  
HOUSING

This guide addresses concerns and questions about asbestos in the home.

It explains what it is, where it is found, and how we manage any risks posed by the use of asbestos.

## WHAT YOU NEED TO KNOW ABOUT ASBESTOS?

-  It is important to note that undisturbed asbestos rarely poses a problem and continues to do the job that was intended when it was originally included in buildings.
-  However, knowing what we now do about the risks of disturbed asbestos, care must always be taken to prevent the release of fibres as these are what can cause serious damage to health.
-  Fibre release is normally due to disturbance. This disturbance can be caused by refurbishment, re-decoration or removal of the asbestos.
-  Although the risk of fibre release is minimal it is a risk that Seven Locks Housing take very seriously.

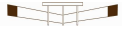

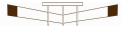

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**Seven Locks Housing arranges for experts  
to carry out an asbestos check on all properties  
whilst they are empty and before any major works .**

This guide addresses concerns and questions about asbestos in the home. It explains what it is, where it is found, why it might be a problem and how to deal with it.

**HOW DO SEVEN LOCKS HOUSING MANAGE  
THE RISK FROM ASBESTOS?**







-  Every time a property becomes empty (void) we arrange for qualified asbestos specialists to carry out a survey of the property.
-  If this survey identifies any unsafe Asbestos, we arrange for it to be safely removed while the property is empty.
-  We also get all properties which are involved in major works surveyed to identify any asbestos before we begin the project.
-  If this survey identifies any unsafe Asbestos we would arrange for it to be safely removed.

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## **WHERE IS ASBESTOS LIKELY TO BE FOUND IN MY HOME?**

The most common places that Asbestos is likely to be found are:






-  Flat or corrugated sheets; these were used in the main on outbuildings such as garages and sheds.
-  Cold water storage tanks.
-  External rainwater pipes and guttering.
-  Soffit and fascia boards.
-  As a lining or cladding for fire protection.
-  Old bath panels.

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## **WHAT TO DO IF YOU HAVE ASBESTOS IN YOUR HOME.**

-  The general rule is to always leave asbestos alone.
-  Asbestos is usually safe unless it becomes damaged or disturbed.
-  Never sand, drill or saw asbestos materials.
-  If you are re-decorating internal walls use an alkali resistant paint such as PVA emulsion.
-  Do not attempt to remove any asbestos yourself.

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### **WHAT SHOULD I DO IF I THINK I HAVE DISTURBED ASBESTOS IN MY HOME?**




-  If you are concerned that you have disturbed asbestos in your home you should contact our property services team on 01858 414530.
-  We maintain a register of asbestos in our homes; we will check this register to see if there is asbestos present in your home.
-  We will check our register and inform you about any known asbestos and advise you of any further action required.

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### **WHAT SHOULD I DO IF I THINK I HAVE DISTURBED ASBESTOS IN MY HOME?**

-  If there is no asbestos registered in your home we will of course inform you of this immediately.
-  If this is not the case we will arrange for our specialist contractor to visit your home and in controlled conditions they will take a sample of the material that you are concerned about.
-  Seven Locks Housing will be on hand to advise and support you throughout any remedial action in the unlikely event that this becomes necessary.

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**Please note:**

**Homes Built after 1999 do not contain asbestos.**

**This leaflet gives advice about managing asbestos in your home.**

**If you know someone who needs this information in another format or language, please contact Customer Service on 01858 414500.**

**We keep a central register of our customers' with special communication needs so you only need to tell us about your requirements once.**