

## HOW WE CAN HELP...

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**W**e realise that condensation is a difficult issue to deal with, as it is often a combination of hard to heat properties combined with how tenants live in their homes.

We try to work with tenants so we can gain an understanding of what the factors are and how we can minimise, or eradicate, the problem.

”

David Gill

Contracts Manager (Response)

## HOW TO REMOVE MOULD

**I**f you've already had an issue with mould, it is important to thoroughly clean the affected area. Remember, this is not a solution to a condensation problem. Only by taking preventative measures can you help stop mould issues.

> *Wipe down the area with an approved fungicidal wash, ensure you follow the manufacturers instructions and wear the appropriate safety equipment (rubber gloves, dust mask and safety glasses). If carpets are affected try to get them shampooed, don't brush or vacuum the problem area as this can disturb the mould and increase the chance of impacts on health and breathing problems.*

> *Have clothes dry-cleaned if they have been affected.*

> *Use a fungicidal paint/wallpaper paste after this removal to help prevent further mould growth.*

## Damp & Condensation Management

### Have You....

- Ventilated Rooms
- Reduced moisture (lids on pots when cooking, Tumble driers ventilating properly & vents are not covered)
- Keep house as warm as can afford (low constant temp best)
- Wash off mould
- Make sure furniture etc is not against walls affected as this will encourage growth

### South Cambridgeshire District Council

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This leaflet is intended to be a helpful information guide on the problem of condensation.



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# CONDENSATION

a quick guide to...

## Preventing and Combating Household Condensation



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# WHAT IS CONDENSATION

In essence, condensation is the complete opposite to evaporation. So where as evaporation is the transformation of water into steam, condensation is when steam becomes a liquid.

The air around us can hold water, however the warmer the temperature, the more the air can carry.

When this warm air meets a cold surface, or cools within the atmosphere, it releases this excess water vapour. This is often seen when you have a hot shower or bath; the warm air comes into contact with your bathroom mirror for example, which then begins to steam up.

Condensation can occur anywhere in the home and, depending upon the severity of the problem, can have serious effects. However, it can easily be avoided.



## THE EFFECTS OF CONDENSATION...



*Mould spores growing on a ceiling*

Condensation can range from a few water droplets on a window in the morning, to black mould growth.

The black mould growth contains fungal spores that can not only cause damage to your home, but can also potentially cause ill health. It is therefore important to take steps to prevent condensation as much as it is to deal with the problem.

## WAYS TO COMBAT CONDENSATION...

### drying clothes...

Drying clothes on an air dryer or a radiator will cause water from your clothes to go straight into the air and, once it cools down or reaches a cold surface, will appear as condensation. If you use a tumble dryer, make sure that the hose goes out of a window whilst it is in use. This will ensure that the steam filled air that the machine produces, won't remain in your house.

### use lids on saucepans...

It might sound like quite a small change, but putting a lid on your saucepan whilst it is in use will keep steam in the pan and can reduce condensation.

### shut the door...

When cooking, showering or bathing, keep the door shut and open a window afterwards. This stops the moisture in the air from getting out of the room and travelling to other areas within the house. Opening a window will allow the steam to exit your house, rather than sticking around.

### extractor fans...

If you have an extractor fan, use it. If the windows begin to steam up, put your fan on to help remove the moisture.

### ventilation...very important

Keeping your home ventilated can significantly help in reducing condensation. Modern homes and newer windows keep heat in, but it is important to allow the air within your home to circulate. Keeping a small window safely open during the day can help. This advice also applies if you're having a shower or a bath, this will allow the hot air to travel to the outside rather than staying on the inside.

### cupboards and wardrobes...

Wardrobes and cupboards, by their nature, are quite poorly ventilated. Try not to over fill them and where possible leave some space at the back of shelves.

### don't use...

Paraffin/bottled heaters; they release a huge amount of moisture into the air that results in considerable condensation.

### keep your home warm...

Keeping your home warm will help to reduce condensation, but remember to help the air circulate by ventilating your property.

### consider your surroundings...

More often than not, condensation will occur on areas that are colder and where there is little scope for the air to move around. Try to identify these areas of risk and take steps to try and prevent condensation there.

## NOT SURE IT IS CONDENSATION?

As mentioned, condensation is just one of the reasons you may experience damp problems. Here are some other reasons that this might occur in the home...

- Leaking pipes
- Missing tiles or roof slates; this will allow rainwater to get in
- Blocked gutters
- Cracked pipework

## CONCERNED OR WANT MORE INFO?

If you are concerned about condensation, please do get in touch with us. You can contact our customer services team directly on 03450 450 051.

If you are experiencing continual difficulties with condensation, we will always try to work closely with you in order to try and resolve the issue. We understand how important your home is, and we can arrange to visit you and discuss the available options to tackle these problems.