

Asbestos The Facts



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বাংলা Bengali	আপনার যদি এই ডকুমেন্টটি বিভিন্ন আকারে, ভাষায়, বড় ছাপায়, ব্রেইল অথবা অডিওটেপে প্রয়োজন হয় তাহলে অনুগ্রহ করে এই পৃষ্ঠার নিচের যোগাযোগের বিবরণটি কাজে লাগিয়ে আমাদের সাথে যোগাযোগ করুন।
中文 Chinese	如果您想收到本文件的不同格式版本、其他语言版本、大字体版、盲文版或录音磁带，请按照本页末尾的联系方式与我们联系。
हिंदी Hindi	यह दस्तावेज विभिन्न आरूपों में, भाषाओं में, बड़ी छपाई, ब्रेल या ऑडियो टेप के रूप में चाहते हैं तो कृपया इस पन्ने के नीचे दिये गए संपर्क ब्योरे का उपयोग करके हमसे संपर्क करें।
Magyar Hungarian	Ha Ön eltérő formátumban, más nyelven, nagy betűs nyomtatással, Braille írással vagy hangszalagon szeretné megkapni ezt a nyomtatványt, lépjen érintkezésbe velünk a lap alján található kapcsolat felvételi címek használatával.
Latviešu Latvian	Ja jums šis dokuments ir nepieciešams dažādos formātos, valodās, lielā drukā, Braila rakstā vai audioierakstā, lūdzu, sazinieties ar mums izmantojot kontaktinformāciju šīs lappuses apakšā.
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Polski Polish	W przypadku zainteresowania wersją dokumentu w innym formacie, języku, wydaniem drukowanym dużą czcionką, pisanym alfabetem Braille'a lub w formie nagrania, prosimy o kontakt. Dane kontaktowe podano na dole strony.
ਪੰਜਾਬੀ Punjabi	ਇਹ ਦਸਤਾਵੇਜ਼ ਅਲੱਗ ਅਲੱਗ ਸਰੂਪਾਂ, ਭਾਸ਼ਾਵਾਂ, ਵੱਡੇ ਅੱਖਰਾਂ, ਬਰੇਲ ਜਾਂ ਆਡੀਓ ਟੇਪ ਵਿੱਚ ਚਾਹੀਦਾ ਹੈ ਤਾਂ ਕ੍ਰਿਪਾ ਕਰਕੇ ਇਸ ਪੰਨੇ ਦੇ ਹੇਠਲੇ ਹਿੱਸੇ 'ਤੇ ਦਿੱਤੇ ਸੰਪਰਕ ਵੇਰਵੇ ਦੀ ਵਰਤੋਂ ਕਰਕੇ ਸਾਨੂੰ ਸੰਪਰਕ ਕਰੋ।
اردو Urdu	اگر آپ کو یہ دستاویز مختلف اشکال، زبانوں، جلی حروف، بریل یا آڈیو ٹیپ میں درکار ہو، تو براہ مہربانی اس صفحے کے نچلے حصے میں دی ہوئی رابطہ تفصیلات استعمال کر کے ہم سے رابطہ کریں۔



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Asbestos advice

This leaflet gives you information about asbestos and how it may affect you if it is found in your home.

In the past, asbestos was used in some properties as a fire retardant or insulation material. Its use is now banned, but where it exists in buildings, it can remain in place as long as it is undamaged.

Asbestos is only potentially dangerous where asbestos fibres become airborne due to the products in which it is used become damaged and these fibres are then breathed in.

If the products in which it is used are free from any damage, it poses no risk to your health, which is our most important consideration.

Derwentside Homes has an Asbestos Management Policy to ensure all asbestos in our properties is dealt with in the safest way. Sometimes this may mean removing it or simply leaving it in place.

Don't worry – it's important to remember that the discovery of asbestos in your home is **NOT** likely to present a serious problem.

What is asbestos?

Asbestos is a strong natural fibre found in some rocks. Its use was popular in buildings in the 1960s and 1970s because of its strength and its resistance to heat and chemicals. Many houses built during this period used asbestos as insulation material or for fire protection.

Asbestos fibres are bonded together and are usually behind protective materials or contained within materials. It is only if these materials become damaged or worn that there is a possibility of fibres being released then breathed in.

Why is it dangerous?

Asbestos contains tiny invisible fibres. These fibres can become lodged in the lung if breathed in. Prolonged exposure can cause the onset of lung cancer. This is only likely to occur if a person has been exposed to airborne asbestos on several occasions and over a long period of time, usually many years.

Please remember though that asbestos in your home does not usually mean there is any likelihood of exposure to these dangerous fibres. If asbestos is found to be a problem we will take all necessary steps to safely remove it.

Where might it be found?

Any building built before the year 2000 can contain asbestos.

Asbestos was used in a wide variety of products so can be found in many places in the home. It has been used since the 1930s, though properties built or refurbished in the 1960s and 1970s are most likely to contain it.

Places in and around the home where asbestos is most likely to be found



Outside

- Roof of house or garage tiles or roof felt
- Gutters and downpipes
- Fascia boards

Inside

- Partition walls
- Panels beneath windows
- Cupboards around domestic boilers

- Panels behind electrical equipment
- Panels behind fires or heaters
- Panels on or inside fire doors
- Bath panels
- Floor tiles
- Textured coatings (artex)
- Gaskets and rope seals inside gas appliances
- Cold water storage tanks

What is Derwentside Homes' approach to dealing with asbestos?

Derwentside Homes has an Asbestos Management Policy which sets out how we deal with asbestos in our properties. Asbestos often presents no problems, still performing a useful function and it is often best just to leave it in place.

It is very unlikely that you have harmful levels of asbestos materials in your home, however if we find some and it's not safe, we will decide either to remove it or to enclose it behind a safe barrier.

Remember that if it's in good condition (i.e. undamaged) it is best left in place or enclosed. As part of the asbestos management plan, we will continue to monitor its condition.

Everything we do with asbestos will be in line with all relevant rules and regulations set out by the government.

Throughout the Decent Homes Programme we have surveyed many of our properties and all of our communal areas to identify asbestos containing materials that may be present. We have a comprehensive Asbestos Management Plan in place to detail how asbestos containing materials will be managed to prevent exposure to airborne asbestos fibres.

We also have a comprehensive asbestos register which detail where the asbestos containing materials are present.

Information on existing asbestos containing materials will be passed on to anyone who will be likely to disturb the materials to ensure they take appropriate actions and precautions.

Asbestos Do's and Don'ts

- **DO** keep away from any damaged products which may contain asbestos
- **DO** tell us straight away if you have concerns about any products in your home
- **DO** tell us straight away if any asbestos containing materials in your home become damaged
- **DON'T** carry out DIY works including drilling, sanding or stripping of any products known to contain asbestos
- **DON'T** dust, sweep or vacuum debris that may contain asbestos
- **DON'T** take risks

Please remember that changes to the structure or fabric of your home are a breach of your tenancy agreement.

If you would like any further advice on asbestos, please contact Derwentside Homes on **0800 783 9295** or visit www.hse.gov.uk/asbestos/