

What are my responsibilities as a tenant?

If you want to carry out any works at your home that may disturb asbestos containing materials you must contact Impact Housing first. Your Neighbourhood Coordinator will consider your request and may need to arrange for an asbestos surveyor to call round.

This is to ensure that proper controls are in place to reduce any possible exposure to you, your family and the person carrying out the work (if not yourself). There are strict regulations relating to the removal and disposal of asbestos, and if you carry out any work without written approval you may be liable for any costs that may be incurred.

Please remember that under the terms of your tenancy agreement, changes to the structure or the fabric of your property are not allowed to be carried out without the agreement of your Neighbourhood Coordinator.

What should I do if I think there is asbestos in my home?

If you are in doubt as to whether any material already contains asbestos, or you think your home may contain damaged asbestos material, then ring the Asset Management Team on 01900 842995.



Our Head Office is: Nook Street, Workington, Cumbria CA14 4EH.
Tel: 03448736290 Text: 07946336336
Email: enquiry@impachousing.org.uk. Website: www.impachousing.org.uk

For Talk Type users please prefix 18001 in front of the number you are calling

Impact Operates as a Charity This leaflet was last updated on 20.12.11

Asbestos in the home

A guidance booklet for tenants



**We can provide information in Large Print,
Braille, other Languages or audio.
Please—Just Ask**

Asbestos in the home...

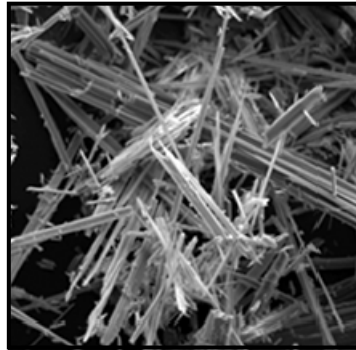
This leaflet tells you about asbestos:

- What it is
- Where it may be found
- How to ensure you and your family are not at risk

What is Asbestos?

Asbestos is a name given to a group of naturally occurring fibrous minerals. Due to its strength and fire resistance, asbestos was used in a wide range of building materials and products between the 1930s and mid 1980s, and most extensively during the 1960s and 1970s.

If your home was built or refurbished during this period, it may contain some form of asbestos. Homes built since the mid 1990s are very unlikely to contain asbestos in the fabric of the building.



Where are asbestos containing materials likely to be found?

Here are a few examples:

- Bath panels /W.C. cisterns
- Corrugated cement
- Soffits
- Guttering and down pipes
- Boxing to soil pipes and pipe work
- Plastic floor tiles
- Textured decorative coatings e.g. artex



What are the risks?

The Health and Safety Executive state that:

“Asbestos is not a risk if it is in good condition and is not disturbed”

What is Impact doing about asbestos?

According to Health and Safety Regulations, asbestos materials need to be removed if they are in a poor or damaged condition.

If we feel any identified asbestos is in a poor condition and may pose a risk to your future health we will arrange for its removal.

The Asbestos Register

We are surveying all our homes and have a register to list those found to contain asbestos materials. It records the type, location and condition of the asbestos containing materials, if present.

What precautions should I take?

- **Do not drill into, nail into, screw into or damage asbestos containing materials**
- **Do not dust, sweep or vacuum debris that may contain asbestos.**
- **If accidental damage does occur, please do not hesitate to contact us.**