



What you should do if you think you might have asbestos in your home

What is asbestos?

In the past, asbestos, which is a fibrous material, was added to products to strengthen them and provide fire proofing and noise reduction. Homes built after 1999 are extremely unlikely to contain asbestos anywhere in the building.

What is wrong with asbestos?

When asbestos materials age or become damaged they may release fibres into the air. If breathed in, the fibres could lead to asbestos related diseases, but they are rare – lengthy exposure to high levels of asbestos is needed.

Where is asbestos most likely to be found in the home?

Asbestos is most likely to be found in the following locations in and around the home:

- Behind old fires and boilers and lagging old pipes and water tanks
- Behind old fuse boards and at the back of airing cupboards

- In old vinyl floor tiles and textured wall and ceiling coating (Artex)
- Garage\shed roofs, gutters and downpipes.

Our responsibilities

The only way to establish the presence of asbestos is for a specialist to carry out a survey and (possibly) take samples of the materials for testing.

Our aim is to gather as much information as possible about asbestos in our homes so that we can inform contractors ahead of any work being carried out. This information is known as the Asbestos Register.

We undertake asbestos surveys of your home during improvement works and when we upgrade empty homes. This information is recorded on our register. Where necessary, we will remove any damaged or fragile material. It is not necessary to remove asbestos in good condition. Only a trained contractor can remove asbestos products.

What are your responsibilities?

Asbestos containing materials in good condition will not release asbestos fibres. There is no danger unless the fibres are released. Usually no action is required on your part and you do not need to tell us if you think you have asbestos in your home. If you think you have damaged or disturbed asbestos in your home, you should contact us without delay and we will advise you what action may be necessary. You may have to appoint a specialist contractor to remove or make safe any damaged material or to carry out a survey to establish if the material is asbestos or not. We will help you with this.

Most occurrences of asbestos in housing are of low risk and unlikely to harm your health.

What should you do?

- Seek advice from a specialist contractor or consultant if you plan to undertake DIY work to your property. These can easily be found via an internet search or through the Yellow Pages. We can help you with this. Even if you believe there is no asbestos containing material in your home, you should check first.
- Take every precaution to avoid damaging identified asbestos containing material in your home. Asbestos products should not be drilled, cut or disturbed, scraped or sanded.
- Don't panic if you think you have asbestos containing material in your home – it is only an issue if it gets disturbed.
- Don't attempt to remove anything you think may contain asbestos. Contact us, or a specialist contractor, for advice.





This magazine has been approved by our customers

If you have any questions about asbestos issues in your home, please feel free to contact us. You may also find more information on our website at orbit.org.uk

Get in touch:

You can visit our website:

orbitcustomerhub.org.uk

For more information, please contact us at:

orbitcustomerhub.org.uk/contact-us

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