

Asbestos in the Home

This information tells you about asbestos:

- What it is
- Where it may be found in the home
- How to ensure that you and your family are not put at risk

What is asbestos?

Asbestos is the name given to a group of naturally occurring fibrous minerals. Asbestos is very strong, flexible and stable and this has led to it being used in a wide range of building materials and products between the 1930s and the mid 1980s and most extensively in the 1960s & 1970s. If your home was built or refurbished during this period, it may contain some asbestos containing materials. Properties built since the mid-1980s are very unlikely to contain asbestos in the fabric of the building. Properties built after 1990 are extremely unlikely to contain asbestos anywhere in the building.

Where are asbestos containing materials likely to be found?

Here are just a few examples:

- Bath panels
- Corrugated cement sheeting – sheds/ garages
- Textured Decorative Coatings e.g. artex
- Soffits
- Soil pipes
- Casing/boxing to soil pipes & pipe work
- Plastic floor tiles
- Rain water goods/guttering, down pipes

What are the health risks?

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

When asbestos materials age or become damaged i.e. when drilled, sawn, scrubbed or sanded, they can release fibres into the air.

Proud to Deliver
Yn Falch o Gyflawni



What is Cardiff Council doing about asbestos in Council housing?

Cardiff Council has an Asbestos Management Plan that sets out how we will identify and manage asbestos in our Council housing.

To gather information on asbestos in your home, Cardiff Council has commissioned a survey of all its' houses and flats, including communal areas. The specialist surveyor has already inspected all communal areas and is now working to complete the survey of all Council owned homes. This process will identify the locations of any materials suspected to contain asbestos.

All asbestos containing material in good condition will remain in place and its condition will be reviewed regularly.

If the material is damaged or is a high risk due to its location Cardiff Council will take immediate action to have it removed.

Remember: "Asbestos is not a risk if it is in good condition and is not disturbed"

What are my responsibilities if I am a tenant?

If you want to carry out any home improvements that may disturb an asbestos containing material you must contact Cardiff Council's Asbestos Helpline on (029) 20872087.

Our helpline staff will refer your query to qualified staff who will then consider your request and ensure proper controls are put in place to reduce exposure to you, your family and the person carrying out the work (if not yourself). If you carry out any work or permit others to carry out work without written approval, you will be liable for any costs of dealing with any asbestos incidents.

Please remember that changes to the structure or the fabric of the property are not permitted under the tenancy agreement with Cardiff Council without prior approval in writing.

What if I've bought my home under the 'Right to Buy'?

When you become a house owner, you are responsible for the asbestos containing materials in your home. If you don't take the precautions stated in the leaflet, you could be putting at risk the health of you, your family and the person carrying out the work.

For more information please contact Cardiff Council's Asbestos Helpline number which is open from 8am until 7pm Monday to Friday and from 9am to 12.30pm on Saturdays on (029) 20872087.

What if I think there is asbestos in my home?

If you are in doubt as to whether any material already contains asbestos, or if you think your home contains damaged asbestos material, then....

Ring Cardiff Council's Asbestos Helpline number on (029) 872087

Do not try to deal with it yourself!

Where can I get more information?

Useful Websites:

www.hse.gov.uk/asbestos

The Health & Safety Executive

www.ncsa.org.uk

National Society for Clean Air & Environmental Protection

www.aic.org.uk

Asbestos Information Centre

www.cardiff.gov.uk/housing

Cardiff Council

If you would like information in another language or format, please ask us.