



REDUCE MOISTURE

- Use an extractor fan or open a window for about 20 minutes after cooking.
- Cook with lids on pans to reduce steam, condensation, and energy use.
- Avoid drying clothes on radiators; use the provided drying facilities instead.
- Wipe condensation from windows in the morning, especially around the edges.
- Use a dehumidifier to keep small spaces dry and help clothes dry faster.



CONTROL THE TEMPERATURE IN YOUR HOME

- Ensure doors and windows are properly sealed to regulate airflow and temperature.
- Close blinds or curtains at night to retain heat, and open them during the day to improve airflow.

AWAAB'S LAW

From October 2025, Awaab's Law requires social landlords to investigate and fix serious damp and mould within set timeframes. The law is named after Awaab Ishak, a two-year-old who died from mould exposure.

We aim to make reporting maintenance issues as easy as possible. If you notice any signs of damp or mold in your property please report it using the details bellow.

YMCA Exeter

39-41 St David's Hill, Exeter,
EX4 4AF

maintenance@ymcaexeter.org.uk
01392 410530

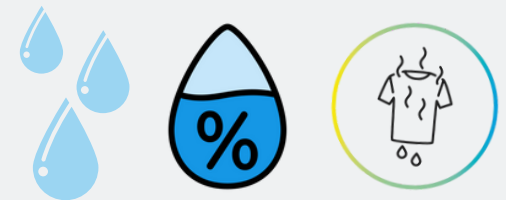
Report via Maintenance Request
Form at [www.ymcaexeter.org.uk/
maintenanceproblem/](http://www.ymcaexeter.org.uk/maintenanceproblem/)

Speak to a support worker
or tenancy officer



YMCA
EXETER

DEALING WITH DAMP AND MOULD



DID YOU KNOW? !!

• Showering, cooking, bathing and washing can add 15-20 litres of extra moisture a week

• Drying clothes indoors can add 10-15 litres of moisture a week

WHAT IS DAMP AND MOLD?

- Damp is excess moisture in your home, caused by leaks, outdoor penetration, or everyday activities like cooking, showering, and breathing, which can lead to condensation.
- Mould is a fungus that grows on damp surfaces (black, white, or green) and can harm health, especially for vulnerable people.
- Both should be reported promptly to address the underlying cause.

Rising damp is the least likely cause of damp. This is where moisture rises from the ground through the walls of the home. This will leave a 'tide mark' on your skirting board or walls.



Penetrating damp is water entering from outside, often higher up in the building.

Common causes:

- overflowing gutters
- missing roof tiles
- leaking pipes
- poorly fitting windows/doors
- damaged cladding/render/pointing/flashing
- blocked air bricks.

Typical signs:

- Damp patches on walls or ceilings
- Blotchy wall patches
- Wet, crumbly plaster
- Spores or mildew
- Drips or puddles



Condensation is the most common form of damp and can cause mould, staining, and damage to walls, wallpaper, window frames, furniture, and clothing.

The musty smell in damp homes comes from mould and spores. Black mould often indicates condensation rather than rising damp. The main causes of water vapor in the home:

- Steam from cooking or boiling the kettle
- Baths and showers
- Drying clothes indoors

Mould removal: Use a fungicidal wash according to the manufacturer's instructions. Special paints can delay mould, but reducing condensation is essential to prevent regrowth.

Areas prone to condensation:

- Cold surfaces: mirrors, windows, and frames
- Kitchens and bathrooms with high steam
- External walls, unheated rooms, and cold corners
- Wardrobes, cupboards, and behind furniture on external walls with poor ventilation



WHAT CAN YOU DO TO PREVENT DAMP AND MOULD ?

1 GOOD VENTILATION

- Leave a small gap between furniture and walls, and avoid overfilling wardrobes/cupboards to improve airflow.
- Open windows slightly for at least 10 minutes a day, and keep trickle vents clear and unblocked.