



TBE SOLUTIONS

COMMON BUILDING DEFECTS:

Mould

What are moulds?

Moulds are a type of fungi that can grow on a range of things that are damp in the house including walls, timber, carpet, furniture and fabrics and usually in the dark because they do not reproduce via photosynthesis but get energy from the organic matter on which they live.

What household environments allow mould growth?

There are four critical conditions which must be met to allow their growth: the presence of available mould spores, an appropriate temperature, nutrients and moisture. Because mould spores travel nearly everywhere on the wind, and common household materials provide the nutrients which moulds feed on, indoor mould growth is typically related to the introduction of water, but it can also be about not effectively getting rid of water. For example, damp clothing, condensation from kettles or from indoor steam-cleaning, flooding, leaky roofs, or indoor plumbing problems can all lead to mould growth, as can problems associated with a lack of aeration or lack of sunlight which would normally fix these issues, such as poor ventilation and lack of sunlight penetration.

How do you get rid of it?

The simplest way to counteract mould is to reduce the moisture levels which facilitate its growth — allow air and sun to





penetrate your building daily, and make sure there is good ventilation. Aeration, cleanliness and sunlight are the simplest ways to dry up water and reduce the stability of the temperature and humidity of the environment (as a stable environment is particularly attractive to moulds).

What do you do if you have mould and you can't aerate/get light into your place effectively?

This is when things like approved fungicidal washes and fungicidal paints can be used, as can dehumidifiers and air conditioners. However, if you can't get the appropriate levels of aeration or sunlight into your building then the mould is likely to return. Mould can be dormant and invisible to the naked eye in spore form, until the right conditions – such as high humidity – reactivate it, and we can only see it once the mould spores form mould colonies, only then is it visible to the human eye. We recommend calling us on (02) 9593-5154 to get a free quote for a mould inspection, as you may need more serious rectification if the mould is severe and recurring.

For more information visit these helpful websites:

- YouTube - Treating Damp & Mould with Craig Phillips
<http://www.youtube.com/watch?v=UoCH6JJXgrc>
- Western Australia Health
http://www.public.health.wa.gov.au/3/1146/2/mould_.pm

