

MOULD

A WATER LEAK OR SOMETHING ELSE?

Read on



Mould Growth - Humidity

- Common in warm tropical climates
- Mould is typically black
- Causes include lack of ventilation, A/C running at low temperatures on cool setting, condensation



Mould Growth - Water Leak



- Evidence of water leak
- Mould is brownish in colour
- Mould stains have circular appearance
- Is generally confined to a single area



A plumber will usually be able to identify the cause of mould growth by viewing the pattern.

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FURTHER INFORMATION

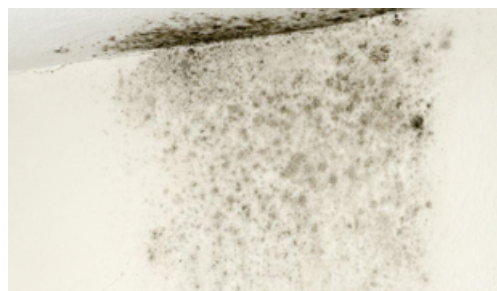
Symptoms of Humidity Based Mould Growth

- Humid Climates - Mould thrives in warm, damp environments. Hot air can hold more moisture than cold air, hence why mould seems more prevalent in summer months, especially in certain 'wet' areas of your home (kitchen, bathroom, laundry)
- Growth pattern & colour of mould - Mould is typically black and in a pattern as pictured
- Growth is worse around perimeter of the room
- Rain exacerbates mould growth, so if you can smell a musty, mould like smell when it rains, you may have a colony somewhere that worsens after a heavy rainfall.



Additional Information

Roof leaks are usually obvious as water is often visible. Does the ceiling or area feel wet to the touch? A moisture meter can be used to scan the area to determine if there's a leak, or if mould is visible due to condensation.

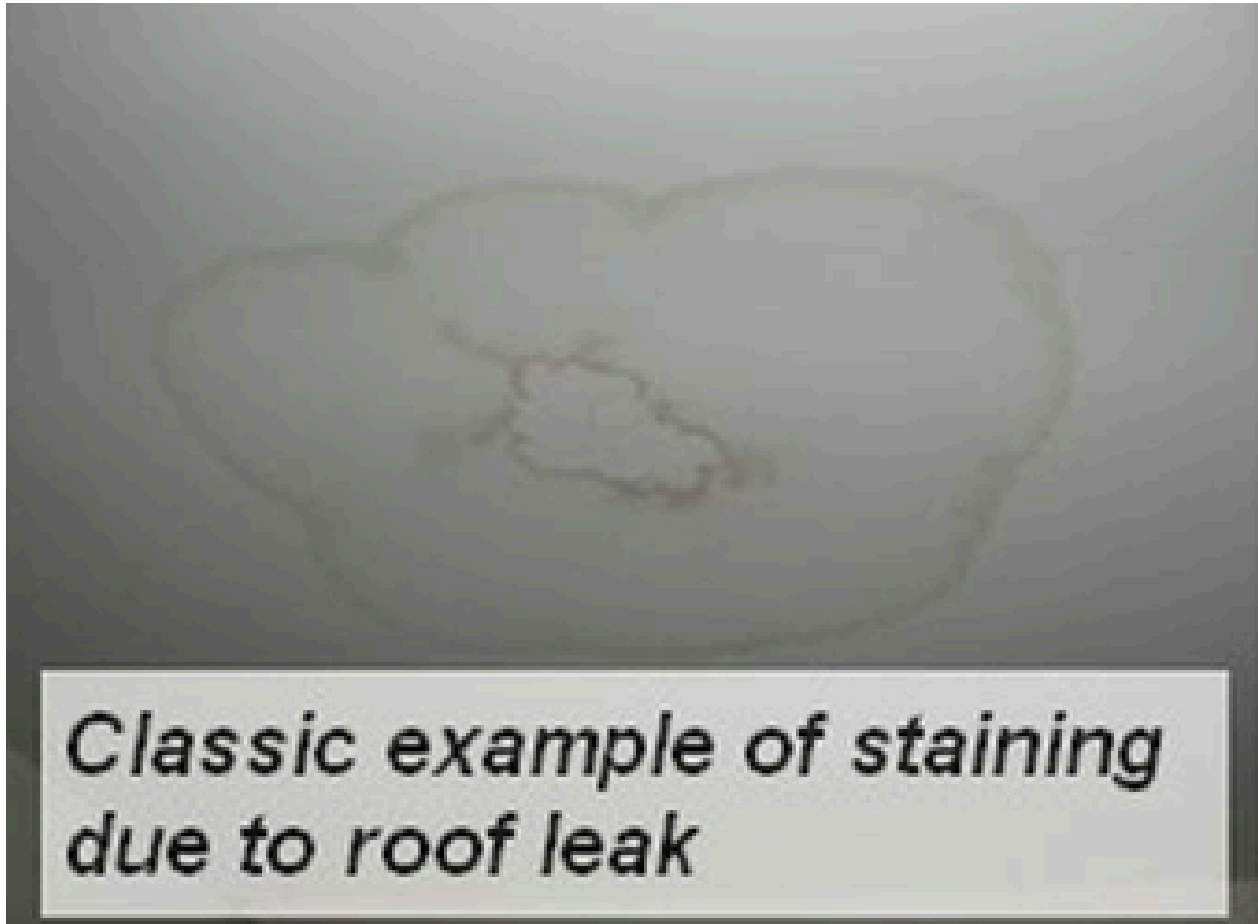


Mould will grow most rapidly when humidity is above 60-70%. However, it can grow just as easily where there's a source of water available. Make sure you ventilate your home; running exhaust fans is especially important, especially in damp areas like your bathroom and kitchen. These help remove moist air from your home and vent it outside.

In hot and humid climates, the high levels of humidity can lead to condensation on ceilings and walls, causing subsequent mould growth as pictured. Is your air-conditioner functioning efficiently on the optimal setting for your climate? Running your A/C on the 'freezing' setting can cause condensation when the cold air hits the warmer wall surfaces. The goal is to keep humidity below 50% to prevent mould growth. This may mean running your A/C on the dry setting and setting the temperature above 24 degrees.

Symptoms of Mould due to a Roof Leak

- Humid /Warm Climates
- Discoloration is brown / yellow
- Mould/staining follows a circular pattern
- Mould growth generally contained to a single region/area



Additional Information

Notice the difference in colour in the marks on the ceiling and surfaces here; there's more of a yellow / rust colour evident, showing a distinctive circular pattern where the water has penetrated..



Mould - “Ghosting”

- Notice the angular pattern of the mould in the image below.
- These rectangular areas of growth line up with the framing in the ceiling cavity.
- There’s no mould growth where the framing lines up with the ceiling; this would not occur from a roof leak - ‘ghosting’ mould that follows this pattern can be addressed with increased insulation, and reduced humidity.

