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DISASTER RESTORATION SERVICES, LLC.

Emergency Tips

In Case of Mold Damage!

While mold in homes and businesses is nothing new, today's heightened public awareness of potential health risks certainly is. Because of these concerns, we receive many more requests for information on how to take care of mold growth that we did in the past, so we have included some basic information on mold in this Emergency Tips leaflet.

Molds, member of the fungus family, are microscopic living organisms that are found virtually everywhere in our environment. To grow, molds need a food source, a certain temperature range, oxygen and moisture. Where the proper conditions are present, mold spores (think of them as seeds) can germinate and form colonies of mold (the traditional bulls-eye growth seen on walls and other materials.) Spores can germinate in as little as 12 hours and grow into mold colonies in 24 to 48 hours. Houses offer an ample food supply – drywall, wood, insulation, wallpaper, ceiling tiles, carpeting, dust and debris. When these materials become damp or wet from floods, structural water leaks, plumbing leaks, condensation or excess humidity in the air, the ever – present mold spores begin growing into mold colonies. Controlling excess moisture is the key to preventing and stopping indoor mold growth. With proper structural maintenance and good house keeping, susceptible areas in the home will remain clean, dry and mold free.

DO:

- Call an IICRC Certified MOld Remediation Service (Loyear Disaster Restoration offers Emergency Response 24/7)
- Fix Leaky plumbing and leaks in the structure as soon as possible.
- Clean up and dry any water leaks, spills, wet or damp spots within 48 hours.
- Ventilate or use exhaust fans to the outdoors to remove moisture from rooms where it tends to accumulate: bathrooms, kitchens and laundry areas.
- Vent moisture-generating appliances, such as dryers, to the outside where possible.
- Use air conditioners and dehumidifiers during humid weather to lower humidity and prevent condensation on walls.
- Keep heating, ventilation and air conditioning (HVAC) drip pans, vents and filters clean, flowing and unobstructed.
- Have regular recommended professional HVAC inspections and servicing done.
- Prevent ground water seepage into your basement by extending down spouts to flow away from your foundation.

- Make sure the ground around your foundation is properly graded to slope away from your home to allow water to run out into the yard rather than back toward the house. (New construction will settle a little bit every year causing a bowl effect around the house after a number of years.)
- Use drainage tiles.

DO NOT:

- Attempt to remove and clean an area of mold greater than 10 feet square
- Spray disinfectants or bleach in an aerosol form
- Let exterior maintenance go un-repaired. This includes the repair or replacement of leaky roofs, windows and chimneys; renewing protective building sealants and protective water proof coatings and replacing rotten or deteriorating wood trim and siding.
- Let the relative humidity (RH) in your home remain above 60%. This is at the point at which mold begins to grow. (Ideally the RH should be in the 30- 50% range.)
- Plant trees and shrubs right next to the foundation of your home. Watering can cause ground water seepage and the roots can cause cracks in your foundation.

FOR MORE INFORMATION CONTACT ANY OF OUR OFFICES AND WE WILL BE HAPPY TO ASSIST YOU. WE ARE ALWAYS OPEN!

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