

BlackForest Mold

PA License 009412

Call Us:484-764-2203

Mold Remediation

PROCEDURES

A variety of methods are available to remediate damage to buildings and furnishings caused by moisture and mold. The procedure selected depends upon the size of the moldy area and the type of material contaminated. We also use work practices that protect the occupants and home by controlling the dispersion of mold from the work area. Our technicians may utilize methods such as microbial scrubbing, dry fog, dry ice blasting, disinfectants, and contaminated material removal in the remediation process. Site specific equipment such as: extractors, air movers, dehumidifiers, and clean air machines will be utilized. After materials have been thoroughly dried to industry standards and all contaminated materials removed, we will use high efficiency particulate air filtered vacuums for final cleaning of air and all surfaces.

DISINFECTANTS

Disinfectants are seldom needed to perform an effective remediation. Removal of mold both dead and alive remains the only effective way to prevent mold exposure. Although the use of disinfections will kill some mold, the dead mold remains allergenic and toxigenic. Disinfectant use is recommended when concerns such as mold growth resulting from sewage water is present.

CLEARANCE CRITERIA

Site specific post remediation clearance is conducted after remediation is completed and prior to any post remediation sampling. A visual inspection of the area that has been remediated should show no evidence of past or present mold. There should be no moldy or musty odors associated with the area. The remediation zone

should be free from dust and debris. Additionally, inspection of any areas that were structurally corrected should be conducted to ensure that there are no moisture intrusions which are not being controlled.

SUCCESS IS GENERALLY DEFINED AS:

No visual mold growth on any materials

All construction materials are dry by current industry standards

The cause of the original problem has been resolved

Indoor air quality is within acceptable standards

Cross contamination of work area has not occurred

Moisture levels are within acceptable standards

The containment area is removed and if required post remediation sampling is conducted

ANTI-MICROBIAL COATINGS

The use of anti-microbial coatings is usually unnecessary after proper mold and remediation. They should not be used in lieu of proper mold removal and moisture control. Anti-microbial coatings can be used as a precautionary measure to help construction materials resist moisture in the future on areas expected to be subjected to moisture. Any coatings used must be transparent, colored coatings are sometimes used to hide improper mold removal. Should your remediation protocol require antimicrobial coating, our certified biocide applicators would apply them at this time.

The steps outlined above are just an overview of our assessment and remediation process. Each situation requires site specific remediation and work protocols to be successful. If required post remediation sampling is conducted and the containment area is removed.