[Date]

Dear [Housing Association/Council],

I am writing as the legal tenant of [property address] to raise urgent concerns about mould in my home.

On [date], I reported the presence of mould in my property. As my landlords, [Name of council / Housing Association] has a legal responsibility under the Homes (Fitness for Human Habitation) Act 2018 to ensure my home is free of hazards that make it unfit for habitation. This includes damp and mould.

I am extremely concerned about the health impacts of the mould. It poses serious risks, [particularly for my children], including respiratory problems, infections, allergies, and asthma. As a tenant I have a right to live in a property that is safe and does not negatively affect my family's health.

I can confirm this mould has been caused by a structural fault in the property and not due to any action or inaction on my part. As the landlord, it is your duty to urgently remedy this defect and the resulting mould issue.

The Social Housing (Regulation) Bill Act also obligates you to fix reported health and safety hazards related to dangerous damp and mould within a strict timeframe. This includes taking immediate action or rehousing tenants if the property cannot be made safe.

I strongly urge you to send a contractor to fully assess and fix the structural defect causing the mould, as well as properly remove all mould in my home. If the property cannot be made habitable, I expect to be moved to safe and suitable alternative accommodation.

Please confirm the actions you will take and the timeline to resolve this extremely serious issue. I look forward to your swift response. If this matter is not resolved satisfactorily, I will have no choice but to escalate it further.

Sincerely,

[Your name]

[Your phone number]

[Your email]

[Attach images of the mould below]