



**US Army Corps
of Engineers**

HTRW Center of Expertise Information - Fact Sheets

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HTRW Center of Expertise Fact Sheet FY 06-02

Title: Lead; Renovation, Repair and Painting Program

Date: January 10,
2006

SARS RIN #:2070-AC83

Action Type: Proposed Rule

Cite: 71 FR 1588

Applicability: EPA is proposing new requirements to reduce exposure to lead hazards created by activities associated with renovations, repairs, and painting activities that disturb lead-based paint that will apply as follows:

Activities affected: This rule proposes new training, certification, work practices and notification requirements for firms that conduct renovations, repairs and painting actions in all pre-1978 rental housing units and pre-1978 owner-occupant housing where a child under the age of 6 resides. The requirements apply when such actions disturb lead-based paint and are performed for compensation, including work performed at federal facilities. The existing rule, which states that a lead hazard information pamphlet must be supplied to owners and occupants prior to commencement of renovation activities, would remain in effect under this proposal. Renovation or repair work done by a federal employee at a federal facility would most likely be considered work for compensation, and thus would require the employee to meet the training and certification requirements under the proposed rule.

Summary: This regulation proposes specific training, certification, work practice and notification requirements that must be complied with when conducting renovation, repair and painting activities for compensation in pre-1978 housing. The requirements apply to these activities when performed in owner-occupied housing constructed prior to 1978 in which a child 6 years of age or under resides and to all rental housing constructed prior to 1978. In addition, the proposed regulation contains new requirements for a renovation specific lead-hazard information pamphlet to be provided to the owners and occupants of housing in which covered activities are performed. Activities disturbing lead-paint that EPA proposes to conclude can create lead-based paint hazards include:

- Paint removal by abrasive sanding
- Window replacement
- HVAC duct work
- Demolition of interior plaster walls
- Drilling into wood
- Sawing into wood
- Sawing into plaster

More specifically, EPA is proposing prescriptive methods for conducting

renovations that include:

- Occupant protection via posted warning signs,
- Work area containment methods to prevent lead dust migration,
- Waste management practices for disposal of lead paint wastes,
- Work area cleaning standards, and
- Final cleaning verification requirements.

In addition, the proposed rule provides specific requirements for training, initial certification and re-certification of renovators and dust sampling technicians as well as accreditation standards for firms (which includes the federal government) wishing to provide such training and certification.

The proposed rule is intended to reduce exposure by residents to lead-based paint hazards by preventing the migration of lead dust out of the work area into other areas of the home and to ensure owners and occupants of target housing are informed of lead hazards prior to the commencement of renovations. EPA is proposing to implement this rule in two phases. The first phase would become effective 2 years after the date of publication of the final rule in the Federal Register and would address pre-1978 housing where information indicates a child resides there that has elevated blood lead levels, all pre-1960 rental housing and pre-1960 owner-occupant housing where a child 6 years of age or less resides. The second phase would become effective 3 years after the date of publication of the final rule in the Federal Register and would address all pre-1978 rental housing and pre-1978 owner-occupied housing where a child six years of age or less resides.

Effective Date: Comments on the proposed rule are due to EPA on April 10, 2006.

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