



## NLBMDA Issue Briefing: EPA Lead Rule Update

**EPA's new "Lead Rule" takes effect April 22, 2010 requiring contractors, property managers and others paid to renovate structures built before 1978 to be certified by the U.S. Environmental Protection Agency. The rule could have a significant impact on dealers with installed sales operations and/or their contractor customers.**

NLBMDA staff recently met again with EPA officials regarding the "Lead: Renovation, Repair and Painting" (RRP) rule expressing concerns over the lack of certified firms, trained renovators, and approved test kits that will be necessary to effectively implement the rule without significant disruption of home renovations throughout the U.S. According to the EPA, their objective is to have 1,000 accredited trainers in place before the deadline. Currently, EPA has only 123 accredited trainers and 6,501 certified renovators nationwide, numbers far too insufficient for the millions of renovations carried out annually.

### **In Brief:**

#### **Requirements for Renovation Contractors: Certification and Training Requirements**

- All firms performing renovation, repair or painting work on homes constructed prior to 1978 must become certified by the EPA. This can be accomplished by applying to EPA or to the State, if it has an EPA-authorized renovation program, and paying a fee.
- Firms must have one or more "Certified Renovators" assigned to jobs where lead-based paint is disturbed. To become certified, a renovator must successfully complete an EPA or State-approved training course conducted by an EPA or State-accredited training provider.
- All renovation workers must be trained. Renovation workers can be trained on-the-job by a Certified Renovator to use lead safe work practices, or they can become Certified Renovators themselves.

#### **Exemption from the RRP Rule; "Opt-out" provision**

The training, certification and work practice requirements currently do not apply where the firm obtains a signed statement from the owner that all of the following conditions are met:

- The renovation will occur in the owner's residence;
- No child under age 6 resides there;
- No woman who is pregnant resides there;
- The housing is not a child-occupied facility; and,
- The owner acknowledges that the renovation firm will not be required to use the work practices contained in the rule.

#### **Firms Engaged in Renovation Work**

Firms engaged in renovation work on homes constructed prior to 1978 that are not yet certified and do not have certified renovators are encouraged to start the process for securing both as soon as possible. Certification of firms currently takes EPA six weeks or more to process and approve.

#### **Firm Certification/Renovator Training Information**

Firms/contractors seeking certification please [click here](#) for more information.

Firms/contractors seeking Certified Renovator training please [click here](#) for a list of EPA-approved trainers.

Please [click here](#) to view the full EPA brochure, "*Steps to Lead Safe Renovation, Repair and Painting.*"

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Questions? NLBMDA members with questions may contact Colleen Levine at [colleen@dealer.org](mailto:colleen@dealer.org) or Jeremy Stine at [jeremy@dealer.org](mailto:jeremy@dealer.org).