



State of Vermont
PERMIT AND LICENSE INFORMATION

EPA LEAD-BASED PAINT RULE

If your job requires that you disturb more than two square feet of painted surface, then you are required to provide an information booklet to building owners and occupants and obtain their acknowledgment of receipt. [Pre-Renovation Lead Hazard Information Rule TSCA Title IV, Section 406(b)].

In an effort to protect families from exposure to the hazards of lead-based paint, Congress amended *the Toxic Substance Control Act* (TSCA) in 1992 to add Title IV, entitled *Lead Exposure Reduction*. Title IV of TSCA directs the Environmental Protection Agency (EPA) to address the general public's risk of exposure to lead-based paint hazards through regulations, education and other activities. One particular concern is the potential lead exposure risks that can occur during renovation of housing containing lead-based paint unless certain safety precautions are taken.

Recognizing that many families might be unaware that their homes might contain lead-based paint, section 406(a) of TSCA directed EPA to publish, after notice and comment, a lead hazard information pamphlet providing comprehensive information to the general public on lead-based paint in housing, the risks of exposure, and the precautions for avoiding exposure. Section 406(b) of the law directed EPA to issue regulations requiring that renovators, who are compensated for their work, distribute the pamphlet to owners and occupants of most pre-1978 residential housing before beginning renovations.

The pamphlet, entitled *Protect Your Family from Lead in Your Home* discusses ways in which individuals can protect themselves and their families from lead-based paint hazards.

The pre-renovation lead information differentiates between renovation activities and excluded activities, such as routine maintenance or repair. Sanding, scraping, and other surface preparation activities that disrupt paint and generate dust are the key sources of lead exposure during renovation.

Renovation activities that disrupt more than two square feet of paint per component will be covered by this rule. Beginning June 1, 1999, you must give the building owner of the housing a copy of the booklet and obtain their receipt in writing. If the housing is rented then you must also give the booklet to the tenant and obtain their signature too. The same requirements apply to apartments in housing with more than four dwelling units. If a renovation is to occur in a common area such as a hallway or laundry area, then you must provide all residents of the building information on the timing and extent of the renovation and provide the booklet upon request.

There are specific exclusions from this requirement when activities are not likely to pose a risk from lead-based paint or dust. Minor housing repairs and maintenance activities; emergency renovations and renovation activities that take place in housing that has been determined by a certified lead inspector to be lead free are examples of these exclusions.

The [Vermont Department of Health's Asbestos & Lead Regulatory Program](#) can provide you with information regarding this federal requirement. We have available, fact sheets, copies of the rule, and the booklet; [Protect Your Family from Lead in Your Home](#). If you would like this information, please contact the Asbestos and Lead Regulatory Program at 1-800-439-8550. You may also obtain these documents off the EPA website at <http://www.epa.gov/lead>.

For assistance, guidance, or if you have questions, please contact the Asbestos and Lead Regulatory Program at 1-800-439-8550.