

Green Tools

Powered by the Solid Waste Division

What are the Penalties?

Firms violating RRP Rule are subject to a maximum amount of a \$37,550 civil penalty for each violation.

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Lead Paint Requirements for Salvage/Deconstruction

Common renovation activities like sanding, cutting, and demolition can create hazardous lead dust and chips by disturbing lead-based paint, which can be harmful, particularly to children under 6 years old. In April 2010, the EPA's 2008 Lead-Based Paint Renovation, Repair, and Painting Program Rule went into full effect. This document provides an overview of what the rule requires and how it may affect your work.

What types of buildings, work, and individuals are affected by the rule?

- The rule applies to homes, apartments, child care facilities, schools and other child occupied buildings built before 1978.
- The rule broadly defines work affected by this rule as any activity that disturbs painted surfaces, including most repair, remodeling, and maintenance activities.
- The rule affects anyone receiving compensation for renovation work, including contractors, property managers, and others.

If you answer yes to any of the following questions, your salvage/deconstruction project is exempt from this rule:

- Was the building built after 1977?
- Will be doing salvage where affected components do not contain lead-based paint?
- Will the entire building be demolished?
- Will the entire building be removed through hand deconstruction?
- Are you salvaging materials from a building other than a home or a child occupied facility?

What types of work, buildings, and individuals are exempt?

- Facilities that are being fully demolished.
- Minor repair and maintenance activities that disturb six square feet (2 SF for HUD projects) or less of paint per interior room, or 20 square feet or less on the exterior of a home or building. This exclusion does not apply to window replacements, demolition or activities involving prohibited practices. (See page 2).
- Homeowners working on their own homes.
- Emergency renovations (Requires proper cleanup and verification)
- Housing occupied by elderly or disabled persons; or zero-bedroom dwellings (e.g., studio apartments, dormitories).
- Any work being done to surfaces that do not contain lead paint. Those surfaces must be declared lead free by a certified inspector or risk assessor. A certified renovator can also declare specific components lead-free using an EPA-recognized test kit.



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This material will be provided in alternate formats upon request.

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Department of
Natural Resources and Parks
Solid Waste Division

 Printed on recycled paper – Mar12DK



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What is required?

Renovators must:

- Provide EPA lead pamphlet "Renovate Right" to the Home Owner and Tenants/ Residents before starting work which can be downloaded at: www.epa.gov/lead/pubs/renovaterightbrochure.pdf
- Ensure that companies doing the work (e.g., a construction company, painter or other subcontractor or a property management firm) are RRP certified by the EPA. Ask to see proof of their company's RRP certification.
- Ask to see proof that the individual worker in charge of the RRP work being done is a certified renovator. Becoming a certified renovator requires taking an EPA approved 8 hour training class by an approved provider.
- Ensure that the job's certified renovator is on site during setup of containment and cleanup of the job. Additionally the certified renovator must always be reachable by phone and be within 2 hours drive of the jobsite until the RRP work is completed and the cleaning verification process is completed.
- Ensure that all workers on the job are either certified renovators or properly trained by the job's certified renovator to do the RRP related tasks they are required to do for that job.
- Follow lead-safe work practices for the work area where lead based paint is being disturbed.
 - Post warning signs and limit access
 - Setup and maintain work area containment sufficient to prevent dust and debris from leaving the work area.
 - Not use prohibited work practices that include: removing lead-based paint by open flame or torching; using a heat gun over 1100 degrees F; or using power tools or abrasive blasting without a HEPA vacuum attachment. HUD projects additionally prohibit the use of: extensive dry scraping or hand sanding and paint stripping in poorly ventilated areas using a volatile stripper.
 - Clean up work area (and adjacent areas if needed) thoroughly by removing all debris, vacuuming with a HEPA vacuum and wet wiping solid surfaces.
 - Verify cleanup by a Cleanup Verification Procedure conducted by a Certified Renovator or a Dust Clearance Examination (required on HUD projects) conducted by a Certified Lead Inspector, Risk Assessor or Dust Sampling Technician.

Where do I find additional information?

- EPA's lead regulations are included in the Code of Federal Regulations in Title 40, Part 745, Subpart E Residential Property Renovation. More information can be at www.epa.gov/lead.
- Additional materials and downloads can be found at: www.epa.gov/lead/pubs/renovation.htm#contractors
- Information in Spanish is at: www.epa.gov/lead/pubs/leadinfoesp.htm
- Lead Hotline: **1-800-424-LEAD**
- HUD projects (residences that are federally owned or receive federal housing assistance) have additional requirements for RRP regulated work. For details see: www.hud.gov/offices/lead/library/lead/rrp_lshr_guidance.pdf
- OSHA provides information on working with lead in their 29 CFR 1926.62 regulation www.osha.gov/pls/oshaweb/owadisp.show_document?p_table=STANDARDS&p_id=10641
- Washington State L&I has additional requirements for protecting workers who work on surfaces with lead-based paint www.lni.wa.gov/Safety/Topics/AtoZ/Lead/Default.asp