



## LANDLORD INSTRUCTIONS: HIRING EPA-CERTIFIED LEAD ABATEMENT FIRMS & LEAD INSPECTORS

New York City Department of Health & Mental Hygiene (DOHMH)  
Lead Poisoning Prevention Program (LPPP)

2

**You have been served with a New York City DOHMH Commissioner's Order to Abate Nuisance. You must correct all lead paint hazards cited in the order.**

### **You must:**

- Hire an EPA-Certified Lead Abatement Firm to correct the lead paint violations.
- Hire an EPA-Certified Lead Inspector (Lead Paint Evaluation Firm) to make a final inspection and take dust wipe samples when the work is finished. The inspector must be independent of the abatement contractor and the owner.

### **What does EPA-Certified mean?**

- EPA-Certified lead abatement supervisors, workers and lead inspectors have completed a training program approved by the US Environmental Protection Agency (EPA).
- **Lead abatement firms** have workers who have been trained in lead abatement methods, safe work practices, cleaning methods and worker protection. EPA-Certified supervisors have completed a 32-hour course and certified workers have completed a 16-hour course. EPA requires that all lead abatement jobs have at least one EPA-certified lead abatement supervisor assigned to the project.
- **Lead inspectors** are trained to inspect for lead paint hazards and to take dust wipe samples after the lead abatement work is finished. EPA-Certified inspectors have completed a 24-hour course. **Lead risk assessors** are inspectors who have additional training.

### **How do I find an EPA-Certified Lead Abatement Firm and an EPA-Certified Lead Inspector?**

- Call EPA at 732-321-6671 for lead abatement firms and lead evaluation firms in NYC or visit EPA's website at <http://cfpub.epa.gov/flpp/>
- Look in the phone book for environmental services or lead paint detection services.
- LPPP does not endorse any specific lead abatement firm, inspector, or listing service.

### **What should I ask before hiring a lead abatement contractor?**

- Most importantly, ask if the contractor is certified by the EPA.
- Ask if the contractor uses the lead abatement and cleaning methods in the NYC Health Code §173.14.
- Ask the contractor for a work plan that describes: how each violation will be corrected, how the contractor will prepare the work area and seal off the rest of the apartment, how the work area will be cleaned.
- Ask how long the work will take.
- Tell the contractor that an EPA-Certified supervisor and EPA-Certified workers must do the work.
- Ask how the contractor will prevent lead dust and debris from spreading out of the work area.
- Ask if the contractor has ever had any violations for unsafe lead abatement work.
- Ask the contractor for references from other building owners who had similar work done. Call the references and ask if they were satisfied with the contractor, and if the work was completed on time.

### **What questions should I ask before hiring a lead inspector to take dust wipes?**

- Ask if the inspector is independent of the abatement company and the building owner?
- Ask if the inspector uses a laboratory approved by New York State to analyze dust samples. Ask for the Environmental Laboratory Approval Program (ELAP) number.
- Ask if the inspector uses a laboratory accredited by the National Lead Laboratory Accreditation Program (NLLAP). Ask for the American Industrial Hygiene Association (AIHA) or the American Association of Laboratory Accreditation (A2LA) certificate number.

**For more information call the New York City Department of Health and Mental Hygiene, Lead Poisoning Prevention Program (LPPP) at: 212-676-6379.**