

COLORADO RESIDENTIAL LEASE AGREEMENT

PARTIES

This Residential Lease Agreement 'Lease' made on _____ [DATE] day of 20_____, [YEAR] between the Landlord and Tenant listed below:

I. **LANDLORD:** _____ ('Landlord') with mailing address _____, _____ (City), _____ (State), and _____ [ZIP CODE].

AND

II. **TENANT(S):** _____ ('Tenant') with mailing address _____, _____ (City), _____ (State), and _____ (Zip Code).

The 'PARTIES' referred herein each as a 'PARTY' are the Landlord and the Tenant.

NOW, FOR AND IN CONSIDERATION of mutual promises, the Tenant leases the property from the Landlord following these terms and conditions.

RENTAL PROPERTY ADDRESS

_____ [PROPERTY'S STREET ADDRESS]
_____ [CITY], _____ [STATE], _____ [ZIP CODE].

LEASE TYPE

This fixed lease agreement shall begin on [LEASE START DATE] and end on [LEASE END DATE] 'Lease Term'.

OCCUPANT(S)

By signing this agreement, the Tenant and Landlord both agree ONLY these additional occupants over the age of 18, listed below, will reside on the property during the lease term:

☐ Additional Tenant(s) - _____ [OCCUPANT(S) NAME(S)]

☐ N/A

PROPERTY DETAILS

Bedroom(s): _____ [# OF BEDROOMS]

Full Bathroom(s): _____ [# OF FULL BATHROOMS]

Half Bathroom(s): _____ [# OF 1/2 BATHROOMS]

Basement: ☐ Yes ☐ No *If selected 'Yes', is the basement finished? ☐ Yes ☐ No

Pool: ☐ Yes ☐ No

Pool House: ☐ Yes ☐ No

Shed: ☐ Yes ☐ No

Other: _____ [OTHER DETAILS]

RESIDENT TYPE

☐ Single-Family Home ☐ Multifamily Home ☐ Townhouse

☐ Condominium ☐ Apartment ☐ Co-Op ☐ Dwelling ☒ Mobile Home (Manufactured Home permanently or semi-permanently attached to the land) ☐ Tiny Home

☐ Other: _____ [OTHER]

PURPOSE

Tenant(s) renting this property may ONLY use as:

☐ **Residence ONLY**

☐ **Other** _____ [OTHER USES FOR THE PROPERTY]

FURNITURE INCLUDED

☐ **Furnished Property** – Items: _____ [LIST FURNISHINGS]

☐ **Unfurnished Property**

APPLIANCES INCLUDED

The appliances included are listed below:

_____ [ENTER APPLIANCES]

RENT

The Tenant agrees to pay the Landlord a monthly rent of \$ _____ [MONTHLY RENT], due on the _____ [DUE DATE] day of each month.

NSF FEE - NON-SUFFICIENT FUNDS

☐ **Yes**, the Landlord will charge a NSF Fee _____ [NSF FEE] per bounced check.

☐ **No**, NSF Fees

LATE RENT

☐ **Yes**, the Landlord shall charge a late fee of _____ [LATE FEE AMOUNT] if the rent is more than _____ [NUMBER] days late from the agreed rent due date.

☐ **No Late Fee**

FIRST MONTH'S RENT

- ☐ The first month's rent is due at time of signing this agreement.
- ☐ The first month's rent is due on day one of the lease term start date.

PRORATION PERIOD

☐ **Yes** – The Tenant agrees to pay the Landlord the total proration amount of _____ \$[PRORATION AMOUNT], if Tenant occupies the property before the agreed lease start date, _____ [START DATE]. The proration amount is calculated by the total monthly rent divided by the number of days will equal the proration amount that is **due upon this agreement execution**.

☐ **No** – Tenant will NOT occupy the property before the lease start date.

RENTER'S INSURANCE

The Tenant **MUST** provide proof-of-insurance to the Landlord prior of renter's insurance during the duration of the lease term:

- ☐ **Yes**, Renter's Insurance is required.
- ☐ **No**, Renter's Insurance is not required.

OPTION TO RENEW

- ☐ Yes, continue month-to-month, under same terms and conditions.
- ☐ No, Tenant must vacate the property on the agreed tenancy end date _____.

SECURITY DEPOSIT

☐ **Yes** ☐ **No**

***If selected 'Yes', fill in details below:**

A security deposit of \$_____ is due upon the executions of the lease. The landlord will hold this deposit as a security for any unpaid rent, damages to the property, pet(s) fees, and/or parking fees.

- ☐ First Month's Rent = \$ _____
- ☐ Last Month's Rent = \$ _____
- ☐ Parking = \$ _____
- ☐ Damages Beyond Normal Wear and Tear = \$ _____
- ☐ Pet Despot = \$ _____

TOTAL SECURITY DEPOSIT =\$ _____

DEPOSIT RETURN

The Landlord shall return the security deposit to the Tenant with _____[#] days after the lease agreement end date, _____[END DATE].

INSPECTION PRIOR TO MOVE-IN DATE

- ☐ **Yes**, the Tenant agrees to inspect the property prior to the move-in date and shall provide **move-in checklist**, which includes all requested repairs and modifications of the rental property, delivered to the Landlord, within a reasonable time frame.
- ☐ **No**, prior property inspection and move-in checklist is not required.

PARKING

- ☐ **Provided** – Monthly Parking Fee \$ _____ Per Vehicle
- ☐ **Not Provided**

PROPERTY SALES

If the Property is sold during the lease term, the Tenant must be notified of the sale and the new property owner and the contact information for maintenance and repairs. In the event of a sale of the property and new ownership, the new property Owner has the right to:

- ☐ Terminate this agreement by giving the Tenant _____ days' notice.
- ☐ Cannot terminate this agreement.

UTILITIES

☐ **Tenant**, the Tenant is responsible for the utilities and service payments during the duration of tenancy.

☐ **Landlord**, the Landlord is responsible for the utilities and service payments during the duration of tenancy.

PREMATURE LEASE TERMINATION

☐ **Yes**, the Tenant has the right to terminate the lease under these conditions:

- Termination fee in the amount of \$_____, will be charged to the Tenant.
- The Tenant must give the Landlord a **written** termination notices within _____ days.

☐ **No**, the Tenant may not terminate the lease under any circumstances.

MAIL NOTICES

ALL mail notices shall be sent to the following address:

LANDLORD MAILING ADDRESS: _____

TENANT MAILING ADDRESS: _____

PROPERTY MANAGER/AGENT

If the Landlord has a Property Manager or Agent that can contacted for maintenance and repairs, list information below:

Name: _____

Phone: _____

Email: _____

SMOKING POLICY

☐ **Yes**, smoking is allowed in these areas: _____[LIST SPECIFIC SMOKING AREAS]

☐ **No**, smoking is prohibited.

PETS

Prior Approval - the landlord must approve, in writing, any pets on the property.

Pet Deposit - If approved, the Landlord will charge Tenant a monthly Pet Deposit of \$_____.

ADDITIONAL TERMS AND CONDITIONS

List all addition terms and conditions: _____

SUBLETTING

If the Tenant wishes to sublet the rental, the Tenant must get prior written approval from the Landlord.

ABANDONMENT

The Landlord has the right to terminate the lease agreement if the Tenant lease or abandons the property within the minimum time frame set by the State which the rental property resides or seven (7) days, whichever is less.

LANDLORD ENTRY

The Landlord Must provide reasonable notice to the Tenant before entering the rental property for any inspections or repairs.

MAINTENANCE AND REPAIRS

The Tenant shall keep the property clean and in a habitable condition. The Tenant must notify the Landlord of any needed repairs and maintenance.

NOISE/WASTE

The Tenant agrees to use the property in a lawful manner and not cause any nuisances that would cause harm to neighbors within and around the premises. The Tenant shall dispose any waste and agrees not to leave waste on the property.

EQUAL HOUSING

The Landlord shall make all improvements to accommodate Tenants with disabilities.

HAZARDOUS MATERIALS

The Tenant shall not pose any hazardous materials such as materials that would cause a fire, i.e., compressed gasoline.

WATERBEDS

Tenants use of waterbeds on the Rental Property, Tenants MUST obtain prior written approval from the Landlord.

INDEMNIFICATION

The Landlord shall not be liable for any damages on the property during the lease term. The Tenant takes full responsibility therefore Renters Insurance is highly recommended.

POSSESSION

The Tenant accepts the Rental Property is in good condition. If Landlord fails to deliver possession at start of Lease Term, Tenant may terminate Agreement. If Tenant cancels, The Security Deposit and any pre-paid rent and fees will be refunded.

ACCESS

The Landlord agrees to provide Tenant with access to Premises & common areas via keys, fobs or cards at start of Proration Period/Lease Term. Any duplicates require Landlord's consent may be charged a fee. The Tenant shall return the access provided or will be charged a fee and deducted from Security Deposit at end of this Agreement.

MULTIPLE TENANTS AND GUESTS

Guests on the property are not allowed for more than 48 hours unless approved in writing, by the Landlord. Tenants and occupants are jointly and individually liable for all obligations under this Agreement. If anyone violates the Agreement, the tenant is considered to have violated it. Any notice from the landlord to any occupant of legal age constitutes notice to the tenant. In eviction cases, the tenant is considered the agent of the premises for service of legal process.

ASSIGNMENT

The Tenant needs written consent from Landlord for any assignment. One consent doesn't apply to the subsequent assignments.

NATIONAL DISCLOSURES RULES

Lead-Based Paint Disclosures - under Federal Law, the Property Owner and/or Landlord **MUST** provide the Lead-Based Paint Disclosure Forms and information brochures to all Tenants, if the rental property was built before 1978.

***More information on Lead-Based Paint is provided on the pages attached to this agreement.**

GOVERNMENT LAW AND OVERSIGHT

Both the Landlord and the Tenant agree to comply with both the Federal and rental property's Local State laws.

DEFAULT

If the Tenant breaches the financial or material provisions of this Agreement, the rules and regulations set forth by the Landlord, or Federal and State Laws, the Landlord has the right to terminate this Agreement. Also, if the Tenant does not pay rent for a specific period after the Landlord has sent a written notice, the Landlord has the right to ask the Tenant for the full payment of the rent for the entire lease term. The Tenant will also be in default should they fail to pay rent, violate the terms of this Agreement, abandon the Premises, provide false information in the rental application, or engage in illegal activities on the Premises.

UNINHABITABLE

If the premises become uninhabitable due to unrepairable damage, the tenant can terminate the agreement by giving written notice to the landlord. If the damage is due to the tenant's negligence, they will be responsible for repair costs and any loss of income incurred by the landlord.

RETALIATION

Retaliation is NOT allowed by the Landlord against the Tenant, including limiting access, reducing services, or failing to repair.

SEVERABILITY

Invalid provisions won't affect the rest of the Agreement. They'll be enforced to the maximum extent allowed by law.

SURRENDER

The Tenant surrenders the Premises when the move-out date has passed or when access is turned over to the Landlord - whichever comes first. The Tenant must return the Premises in the same or better condition than it was at the start of this Agreement, except for reasonable use, wear and tear, and damages caused by the elements.

DISPUTES

In the event of a dispute that arises between the Landlord and Tenant during the lease term, they must engage in good faith negotiations before pursuing litigation.

COVENANTS

All covenants herein apply to heirs, legal representation, assigns, and are as conditions of this Agreement.

WAIVER

Waivers must be in writing and signed by both Tenant and Landlord to be effective. Waiving one breach does not mean waiving others.

THIS AGREEMENT

The Landlord and Tenant agree to ALL the terms and conditions outlined in this agreement. This Lease Agreement supersedes all previous written or oral agreements. All previous agreements will be nullified.

DUE AT EXECUTION OF SIGNING AGREEMENT

SECURITY DEPOSIT(S)	\$ _____
FIRST MONTH'S RENT	\$ _____
LAST MONTHS RENT	\$ _____
PARKING FEE(S)	\$ _____
PET DEPOSIT FEE(S)	\$ _____
PRE-PAYMENT OF RENT	\$ _____
PRORATION AMOUNT	\$ _____
TOTAL DUE	\$ _____

PAYMENT METHODS ACCEPTED

☐ CASH

☐ CHECK (PAYABLE TO _____)

☐ DEBIT/CREDIT CARD

☐ CRYPTOCURRENCY

☐ BITCOIN WALLET ADDRESS: _____

☐ ETHEREUM WALLET ADDRESS: _____

☐ OTHER TOKEN _____

☐ OTHER _____

SIGNATURES



Landlord: _____

Date: _____

Tenant: _____

Date: _____

Broker: _____

Date: _____

Witness: _____

Date: _____

Checking Your Home for Lead, continued

In preparing for renovation, repair, or painting work in a pre-1978 home, Lead-Safe Certified renovators (see page 12) may:

- Take paint chip samples to determine if lead-based paint is present in the area planned for renovation and send them to an EPA-recognized lead lab for analysis. In housing receiving federal assistance, the person collecting these samples must be a certified lead-based paint inspector or risk assessor.
- Use EPA-recognized tests kits to determine if lead-based paint is absent (but not in housing receiving federal assistance).
- Presume that lead-based paint is present and use lead-safe work practices.

There are state and federal programs in place to ensure that testing is done safely, reliably, and effectively. Contact your state or local agency for more information, visit epa.gov/lead, or call 1-800-424-LEAD (3633) for a list of contacts in your area.¹

¹ Hearing- or speech-challenged individuals may access this number through TTY by calling the Federal Relay Service at 1-800-877-8339.

Reducing Lead Hazards, continued

If your home has had lead abatement work done or if the housing is receiving federal assistance, once the work is completed, dust cleanup activities must be conducted until clearance testing indicates that lead dust levels are below the following levels:

- 10 micrometers per square foot (µg/ft²) for floors, including carpeted floors.
- 100 µg/ft² for interior windows sills.
- 400 µg/ft² for window troughs.

Abatementers are designed to permanently eliminate lead-based paint hazards. However, lead dust can be reintroduced into an abated area.

- Use a HEPA vacuum on all furniture and other items returned to the area, to reduce the potential for reintroducing lead dust.
- Regularly clean floors, windowsills, troughs, and other hard surfaces with a damp cloth or sponge and a general all-purpose cleaner.

Please see page 16 for more information on steps you can take to protect your home after the abatement. For help in locating certified lead abatement professionals in your area, call your state or local agency (see pages 15 and 16), epa.gov/lead, or call 1-800-424-LEAD.

Renovating, Repairing or Painting a Home with Lead-Based Paint

If you hire a contractor to conduct renovation, repair, or painting (RPP) projects in your pre-1978 home or childcare facility (such as pre-school and kindergarten), your contractor must:

- Be a Lead-Safe Certified firm approved by EPA or an EPA-authorized state program.
- Use the qualified trained individuals (Lead-Safe Certified renovators) who follow specific lead-safe work practices to prevent lead contamination.
- Provide a copy of EPA's lead hazard information document, The Lead-Safe Certified Guide to Renovate Right.

RPP contractors working in pre-1978 homes and childcare facilities must follow lead-safe work practices that:

- **Contain the work area.** The area must be contained so that dust and debris do not escape from the work area. Warning signs must be put up, and plastic or other impermeable material and tape must be used.
- **Avoid renovation methods that generate large amounts of lead-contaminated dust.** Some methods generate so much lead-contaminated dust that their use is prohibited. They are:
 - Open flame burning or torching.
 - Sanding, grinding, planing, needle gunning, or blasting with power tools and equipment not equipped with a shroud and HEPA vacuum attachment.
 - Using a heat gun at temperatures greater than 1100°F.
- **Clean up thoroughly.** The work area should be cleaned up daily. When all the work is done, the area must be cleaned up using special cleaning methods.
- **Dispose of waste properly.** Collect and seal waste in a heavy duty bag or container. When transported, ensure that waste is contained to prevent release of dust and debris.

To learn more about EPA requirements for RPP projects, visit epa.gov/lead, or read The Lead-Safe Certified Guide to Renovate Right.

Other Sources of Lead

Lead in Drinking Water

The most common sources of lead in drinking water are lead pipes, faucets, and fixtures.

Lead pipes are more likely to be found in older cities and homes built before 1980.

You can't smell or taste lead in drinking water.

To find out for certain if you have lead in drinking water, have your water tested.

Remember older homes with a private well can also have plumbing materials that contain lead.

Important Steps You Can Take to Reduce Lead in Drinking Water

- Use only cold water for drinking, cooking and making baby formula. Remember boiling water does not remove lead from water.
- Before drinking, flush your home's pipes by running the tap, taking a shower, doing laundry, or doing a load of dishes.
- Regularly clean your faucet's screen (also known as an aerator).
- If you use a filter certified to remove lead, don't forget to read the directions to learn when to change the cartridge. Using a filter after it has expired can make it less effective at removing lead.

Contact your water company to determine if the pipe that connects your home to the water main (called a service line) is made from lead. Your water company can also provide information about the lead levels in your system's drinking water.

For more information about lead in drinking water, please contact: EPA's Safe Drinking Water Hotline at 1-800-424-6717. If you have other questions about lead poisoning prevention, call 1-800-424-LEAD.

Call your local health department or water company to find out about testing your water, or visit epa.gov/lead for EPA's lead in drinking water information. Some states or utilities offer programs to pay for water testing for residents. Contact your state or local water company to learn more.

¹ Hearing- or speech-challenged individuals may access this number through TTY by calling the Federal Relay Service at 1-800-877-8339.

Other Sources of Lead, continued

- **Lead smelters** or other industries that release lead into the air.
- **Your job.** If you work with lead, you could bring it home on your body or clothes. Shower and change clothes before coming home. Launder your work clothes separately from the rest of your family's clothes.
- **Hobbies** that use lead, such as making pottery or stained glass, or refitting firearms. Call your local health department for information about hobbies that may use lead.
- **Old toys and furniture** may have been painted with lead-containing paint. Old toys and other children's products may have parts that contain lead.²
- Food and liquid cooked or stored in **lead crystal** or **lead-glazed pottery** or porcelain may contain lead.
- Folk remedies, such as "gels" and "bassens," used to treat eye upset stomach.

² In 1978, the Federal government banned toys, other children's products, and furniture with lead-containing paint. In 1986, the federal government banned lead in most children's products. The federal government currently tests toys to ensure at least 100 parts per weight in most children's products.

What You Can Do Now to Protect Your Family

If you suspect that your house has lead-based paint hazards, you can take some immediate steps to reduce your family's risk:

- If present, notify your landlord of peeling or chipping paint.
- Keep painted surfaces clean and free of dust. Clean floors, window frames, window sills, and other surfaces weekly. Use a mop or sponge with warm water and a general all-purpose cleaner. Remember: never mix ammonia and bleach products together because they can form a dangerous gas!
- Carefully clean up paint chips immediately without creating dust.
- Thoroughly rinse sponges and mop heads often during cleaning of dirty or dusty areas, and again afterward.
- Wash your hands and your children's hands often, especially before they eat and before nap time and bed time.
- Keep play areas clean. Wash bottles, pacifiers, toys, and stuffed animals regularly.
- Keep children from chewing window sills or other painted surfaces, or eating soil.
- When renovating, repairing, or painting, hire only EPA- or state-approved lead-safe Certified renovation firms (see page 12).
- Clean or remove shoes before entering your home to avoid tracking in lead from soil.
- Make sure children eat nutritious, low fat meals high in iron, and calcium, such as spinach and dairy products. Children with good diets absorb less lead.

Reducing Lead Hazards

Disturbing lead-based paint or removing lead improperly can increase the hazard to your family by spreading even more lead dust around the house.

- In addition to day-to-day cleaning and good nutrition, you can temporarily reduce lead-based paint hazards by taking actions, such as repairing damaged painted surfaces and painting grout to cover lead-contaminated grout. These actions are not permanent solutions and will need ongoing attention.
- You can minimize exposure to lead when renovating, repairing, or painting by hiring an EPA- or state-certified renovator who is trained in the use of lead-safe work practices. If you are a do-it-yourselfer, learn how to use lead-safe work practices in your home.
- To remove lead hazards permanently, you should hire a certified lead abatement contractor. Abatement (or permanent hazard elimination) methods include removing, sealing, or encasing lead-based paint with special materials, lead painting over the hazard with regular paint is not permanent control.

Always use a certified contractor who is trained to address lead hazards safely.

- Hire a Lead-Safe Certified firm (see page 12) to perform renovation, repair, or painting (RPP) projects that disturb painted surfaces.
- To correct lead hazards permanently, hire a certified lead abatement contractor. This will ensure your contractor knows how to work safely and has the proper equipment to clean up thoroughly.

Certified contractors will employ qualified workers and follow strict safety rules as set by their state or by the federal government.



¹ Hearing- or speech-challenged individuals may access this number through TTY by calling the Federal Relay Service at 1-800-877-8339.

For More Information

The National Lead Information Center
Learn how to protect children from lead poisoning and get other information about lead hazards on the Web at epa.gov/lead and nplc.gov, or call 1-800-424-LEAD (3633).

EPA's Safe Drinking Water Hotline
For information about lead in drinking water, call 1-800-424-6717, or visit epa.gov/lead for information about lead in drinking water.

Consumer Product Safety Commission (CPSC) Hotline
For information on lead in toys and other consumer products, or to report an unsafe consumer product or a product-related injury, call 1-800-633-2772, or visit CPSC's website at cpsc.gov or saferproducts.gov.

State and Local Health and Environmental Agencies
Some states, tribes, and cities have their own rules related to lead-based paint. Check with your local agency to see which laws apply to you. Most agencies can also provide information on finding a lead abatement firm in your area, and the possible sources of financial aid for reducing lead hazards. Receive up-to-date address and phone information for your state or local contacts on the Web at epa.gov/lead, or contact the National Lead Information Center at 1-800-424-LEAD.

Hearing- or speech-challenged individuals may access any of the phone numbers in this brochure through TTY by calling the toll-free Federal Relay Service at 1-800-877-8339.

U.S. Environmental Protection Agency (EPA) Regional Offices

The mission of EPA is to protect human health and the environment. Your Regional EPA Office can provide further information regarding regulations and lead protection programs.

Region 1 Connecticut, Massachusetts, Maine, New Hampshire, Rhode Island, Vermont Regional Lead Contact: 1-800 Region 1 1-800-424-LEAD 2-03 Office: 203-289-3000 Boston, MA 02108-3000 800-233-7241	Region 6 Arkansas, Colorado, New Mexico, Oklahoma, Texas, South Dakota Regional Lead Contact: 1-800 Region 6 1-800-424-LEAD 1-817 Office: 817-924-3000 Dallas, TX 75202-3000 817-924-3000
Region 2 New York, New Jersey, Puerto Rico, Virgin Islands Regional Lead Contact: 1-800 Region 2 1-800-424-LEAD 212 Office: 212-312-3000 New York, NY 10001-3000 212-312-3000	Region 7 Iowa, Kansas, Missouri, Nebraska Regional Lead Contact: 1-800 Region 7 1-800-424-LEAD 316 Office: 316-291-3000 Des Moines, IA 50319-3000 319-281-3000
Region 3 Delaware, District of Columbia, Maryland, Pennsylvania, Virginia, West Virginia Regional Lead Contact: 1-800 Region 3 1-800-424-LEAD 202 Office: 202-319-3000 Washington, DC 20540-3000 202-319-3000	Region 8 Montana, North Dakota, South Dakota, Wyoming Regional Lead Contact: 1-800 Region 8 1-800-424-LEAD 406 Office: 406-291-3000 Helena, MT 59601-3000 406-291-3000
Region 4 Alabama, Florida, Georgia, Mississippi, North Carolina, South Carolina, Tennessee Regional Lead Contact: 1-800 Region 4 1-800-424-LEAD 404 Office: 404-291-3000 Atlanta, GA 30303-3000 404-291-3000	Region 9 Arizona, California, Hawaii Regional Lead Contact: 1-800 Region 9 1-800-424-LEAD 619 Office: 619-944-3000 San Francisco, CA 94108-3000 415-774-3000
Region 5 Illinois, Indiana, Michigan, Minnesota, Ohio, Wisconsin Regional Lead Contact: 1-800 Region 5 1-800-424-LEAD 312 Office: 312-343-3000 Chicago, IL 60604-3000 312-343-3000	Region 10 Idaho, Utah, Oregon, Washington Regional Lead Contact: 1-800 Region 10 1-800-424-LEAD 206 Office: 206-462-3000 Seattle, WA 98101-3000 206-462-3000

Consumer Product Safety Commission (CPSC)

The CPSC protects the public against unreasonable risk of injury from consumer products through education, safety standards activities, and enforcement. Contact CPSC for further information regarding consumer product safety and regulations.

CPSC
4330 East West Highway
Bethesda, MD 20814-4421
1-800-638-2772
cpsc.gov or saferproducts.gov

U. S. Department of Housing and Urban Development (HUD)

HUD's mission is to create strong, sustainable, inclusive communities and quality affordable homes for all. Office of Lead Hazard Control and Healthy Homes for further information regarding the Lead Safe Housing Rule, which protects families in pre-1978 assisted housing, and for the lead hazard control and research grant programs.

HUD
451 Seventh Street, SW, Room 8236
Washington, DC 20410-3020
(202) 402-7698
hud.gov/lead

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U.S. Environmental Protection Agency
U.S. CPSC
U.S. HUD
Washington, DC, 20460

U.S. EPA
March 2021

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IMPORTANT!

Lead From Paint, Dust, and Soil in and Around Your Home Can Be Dangerous if Not Managed Properly

- Children under 6 years old are most at risk for lead poisoning in your home.
- Lead exposure can harm young children and babies even before they are born.
- Homes, schools, and child care facilities built before 1978 are likely to contain lead-based paint.
- Even children who seem healthy may have dangerous levels of lead in their bodies.
- Disturbing surfaces with lead-based paint or removing lead-based paint improperly can increase the danger to your family.
- People can get lead into their bodies by breathing or swallowing lead dust, or by eating soil or paint chips containing lead.
- People have many options for reducing lead hazards. Generally, lead-based paint that is in good condition is not a hazard (see page 10).

SOURCE: <https://www.epa.gov/sites/default/files/2020-04/documents/lead-in-your-home-portrait-bw-2020-508.pdf>