



Feature X03: Exterior Materials and Structures

Part 1: Ensure Acceptable Structures

WELL v2™ pilot
Q1 2020 addenda

How to use this document:

This document is intended to serve as a guide on how to create educational materials required for Part 1: Ensure Acceptable Structures of Feature X03: Exterior Materials and Structures, if applicable. This document is meant to demonstrate an acceptable degree of detail for a documentation submission. The level of detail is up to the discretion of the project team, as long as Part 1a and Part 1b are sufficiently addressed.

- Part 1a, b: Professional Narrative examples have been provided.

Note: The variable items are highlighted in yellow throughout the document.

The text is updated to the Q1 2020 version of WELL v2 pilot, which may vary from future versions of WELL v2.

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FEATURE X03: EXTERIOR MATERIALS AND STRUCTURES

PART 1a, 1b: ENSURE ACCEPTABLE STRUCTURES

EXAMPLE PROFESSIONAL NARRATIVE

Projects fulfill the following (as applicable):

- A. Wood structures manufactured before the institution of any applicable laws banning or restricting CCA are tested. Wood structures containing CCA are replaced or remediated in accordance with the U.S. Environmental Protection Agency's (EPA) Chromated Copper Arsenate (CCA): Consumer Advice Related to CCA-Treated Wood, using penetrating (non-film-forming), oil-based, semi-transparent stains.
- B. Artificial turf is assessed and remediated per the following:
 - a. Conduct a sample test if lead concentration of synthetic turf fibers is unknown.
 - b. If the lead concentration of synthetic turf fibers is greater than 300 mg/kg, perform dust-wipe testing per EPA protocol for dust-wipe testing to determine the surface dust-lead loading.
 - c. If the wipe-testing results show lead loadings greater than 40 µg/ft² replace with turf containing lead concentrations less than 300 mg/kg.
 - i. *Example 1: No wood structures are included within the project boundary. The artificial turf has been sampled as lead concentration was unknown. Dust-wipe testing per EPA protocol for dust-wipe testing was completed to determine the surface dust-lead loading. Wipe-testing indicated lead loadings less than 40 µg/ft² and therefore turf did not need to be replaced. See attached report for results.*
 - ii. *Example 2: Fencing made of wood treated with CCA was removed and disposed as municipal waste, in accordance with the U.S. Environmental Protection Agency's (EPA) Chromated Copper Arsenate (CCA): Consumer Advice Related to CCA-Treated Wood. Newly purchased wood fencing, waterproofed with a non-CCA-containing coating, was used as a replacement. Artificial turf is not present within the project boundary and therefore not in scope.*
 - iii. *Example 3: Wood structures were constructed late last year, after the institution of <<APPLICABLE LAW BANNING CCA>>, therefore, wood structures did not need to be evaluated. The artificial turf was sampled as lead concentration was unknown. Sampling and chemical analysis per EPA protocol for dust-wipe testing was completed to determine the surface dust-lead loading. Wipe-testing indicated lead loadings above 40 µg/ft² (450 µg/m²) and therefore turf was replaced with <<TURF INFORMATION>> which contains lead concentrations less than 300 mg/kg.*