



## State of Wisconsin \ DEPARTMENT OF NATURAL RESOURCES

Jim Doyle, Governor  
Scott Hassett, Secretary  
Gloria L. McCutcheon, Regional Director

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April 20, 2006

Mr. Sam Gruichich  
Redi-Quick Dry Cleaning  
9508 West Greenfield Avenue  
West Allis, Wisconsin 53214

Subject: Vapor Mitigation Evaluation & Indoor Air Quality Monitoring 1361 S. 95<sup>th</sup> Street, 1349 S. 95<sup>th</sup> & 1356 S. 95<sup>th</sup> Street, West Allis, Wisconsin.

Dear Mr. Gruichich:

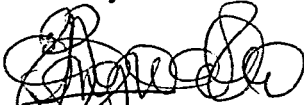
The Wisconsin Department of Natural Resources ("the Department") in consultation with the Bureau of Environmental and Occupational Health, Division of Public Health, Wisconsin Department of Health & Family Services (DHFS) has reviewed the above request. The vapor intrusion and mitigation evaluation and indoor air quality monitoring addresses human health and the Department considers this work as an "immediate action" under the Drycleaners Environmental Response Program (DERP). The Department is granting a conditional approval to this immediate action as stated below:

1. The Responsible Party (RP) shall quickly arrange for the installation of the vapor mitigation/Sub Slab Depressurization System (SSDS) at 1361 S. 95<sup>th</sup> Street (Dauer's residence) and submit a statement by the vapor mitigation contractor of the work performed.
2. The RP cannot use the State Lab of Hygiene for analysis of the samples. The RP shall choose any other in-state or out-of-state certified lab to do such work.
4. Collect all air samples using 6 Liter Summa Canisters and analyze according to EPA method TO-14. This method achieves part per trillion by volume (pptv) detection limits. EPA method TO-17 using charcoal tubes media do not achieve the pptv detection limit and are therefore not approvable.
5. Establish the effectiveness of SSDS at 1361 S. 95<sup>th</sup> Street. The effectiveness of the SSDS shall be determined through smoke testing and subsequent indoor air testing. Three rounds of indoor air (using one SUMMA canister) and smoke testing shall be conducted in the basement of the Dauer's residence. Conduct the first indoor air and smoke testing within two weeks of installation of the SSDS. Conduct round two a month after round one testing. Conduct the third round during winter when the soil is frozen. Smoke testing of the SSDS should also be conducted for each follow-up round of indoor air testing.
6. Install one sub-slab vapor probe in the basement of the following residences:  
1356 S. 95<sup>th</sup> Street, West Allis, WI  
1349<sup>th</sup> S. 95<sup>th</sup> Street, West Allis, WI  
Smoke testing prior to each sampling event. The Department also recommends three rounds of indoor sampling at the Dauer's basement residence, that is two rounds of sampling shortly after the SSDS installation and a third round of sampling in winter. The Department recommends two rounds of indoor sampling (two indoor air samples), one at the basement and one in the upstairs living space of the other homes. The second round of sampling should be done during the winter.
7. The Department notes that the proposed cost of the work is out of line with the mitigation.

- The Department is not approving any cost associated with the SSDS engineering oversight.
8. Conduct two rounds of indoor air sampling at 1356 S. 95<sup>th</sup> Street and 1349 S. 95<sup>th</sup> Street. Each round of sampling in each home will consist of three - 24 hour SUMMA canister samples. Collect a vapor sample from the sub-slab sample port, and one indoor air sample from the basement and one sample from the living space of the homes. The first round of sampling should take place in the near future. The second round of sampling should be done during the winter when the soil is frozen. Note that to avoid cross contamination, the sub slab samples should not be taken the same day as the indoor air samples. Air sampling of each home needs to include an evaluation of other potential solvent sources in the home.
  9. Collect one background 24 hour outdoor air sample (using one SUMMA canister) during each of the sampling rounds discussed in point #8.
  10. The cost estimate submitted by Shaw Engineering for this sampling work is NOT approved. This letter specifically approves the \$1,300 for the mitigation contractor. The Department believes that the submitted costs are beyond the scope of the immediate action being approved by this letter. In addition, monitoring costs will change significantly in light of this approval. Shaw Engineering should develop and submit a new cost proposal as soon as possible so that the indoor air sampling work can proceed.
  11. The RP should contact Henry Nehls-Lowe of (DHFS) at (608)-266-3479 who is available to assist with vapor mitigation issues.

If you have any questions concerning this conditional approval, please contact me at 414-263-8607.

Sincerely:



Binyoti F. Amungwafor  
Hydrogeologist

CC: Ms. Terry Evanson, RR/3  
Mr. Henry Nehls-Lowe, DPH  
Mr. Terry Brandenburg, West Allis Public Health Department  
Ms. Sue Dauer, 1361 S. 95<sup>th</sup> Street, West Allis, Wisconsin  
Mr. Michael Pokos, 1349 S. 95<sup>th</sup> Street, West Allis, Wisconsin  
Mr. Mark Steger, 1356 S. 95<sup>th</sup> Street, West Allis, Wisconsin  
Ms. Marilyn Herbert, S35 W38072 Dolmar Park, Dousman, WI 53118  
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Case File