



October 9, 2019

Alphonse Jr. and Margaret Uselding  
1756 North Holden Street  
Port Washington, WI 53074

**Subject: Environmental Investigation Sampling Results**  
**BRRTS#: 02-46-548092**

Dear Mr. Uselding:

In accordance with Wisconsin Department of Natural Resources (WDNR) regulation NR 716.14, EnviroForensics, LLC (EnviroForensics) is providing the results of environmental samples collected from your property located at 105-107 North Franklin Street in Port Washington, Wisconsin on September 25-26, 2019. The sampling activities are part of an environmental investigation being performed for the Harborview Cleaners facility located at 134 East Grand Avenue in Port Washington, Wisconsin at the direction of the WDNR. The chemicals of concern for the investigation are the dry cleaning solvent tetrachloroethene (PCE) and its associated breakdown products.

### **Sampling Results**

Three (3) indoor air samples were collected from your property located at 105-107 North Franklin Street. One (1) outdoor air sample was also collected for quality control purposes. The sample locations are shown on the attached figure. One soil gas sample was collected to determine the concentrations of the chemicals of concern emitted in the basement sub-slab depressurization system exhaust. The results of the samples are summarized and compared to WDNR standards on the attached **Table 1**. The laboratory report that relates to the samples are also attached.

As listed on the attached table, PCE was detected in basement samples 6348-105-IA-B and 6348-107-IA-B at concentrations of 30.4 and 6.85 micrograms per cubic meter ( $\mu\text{g}/\text{m}^3$ ), respectively. PCE was also detected in first floor air sample 6348-105-IA-1 at a concentration of  $13.9 \mu\text{g}/\text{m}^3$ . These PCE concentrations are **all below** the WDNR's vapor action level (VAL) for small commercial buildings of  $180 \mu\text{g}/\text{m}^3$ . No other chemicals of concern were detected in the indoor air samples. Soil gas sample 6348-EP-2 from the sub-slab depressurization system contained PCE at a concentration of  $158 \mu\text{g}/\text{m}^3$ .

*Document: 6348-0841*

The concentrations of PCE in the basement and first floor air samples are all below the VAL for the second consecutive sampling event. These results demonstrate that the basement sub-slab depressurization system and remediation at the Harborview Cleaners property has reduced the vapor intrusion risk in your building.

If you have any questions or would like us to discuss these results with you, please contact us at 262-290-4001 or by email at [bkappen@enviroforensics.com](mailto:bkappen@enviroforensics.com) and [rhoverman@enviroforensics.com](mailto:rhoverman@enviroforensics.com). The WDNR project manager, John Feeney, can be reached at 920-893-8523. We greatly appreciate your help and patience with this matter.

Sincerely,  
**EnviroForensics, LLC**



Brian Kappen, PG  
*Project Manager*

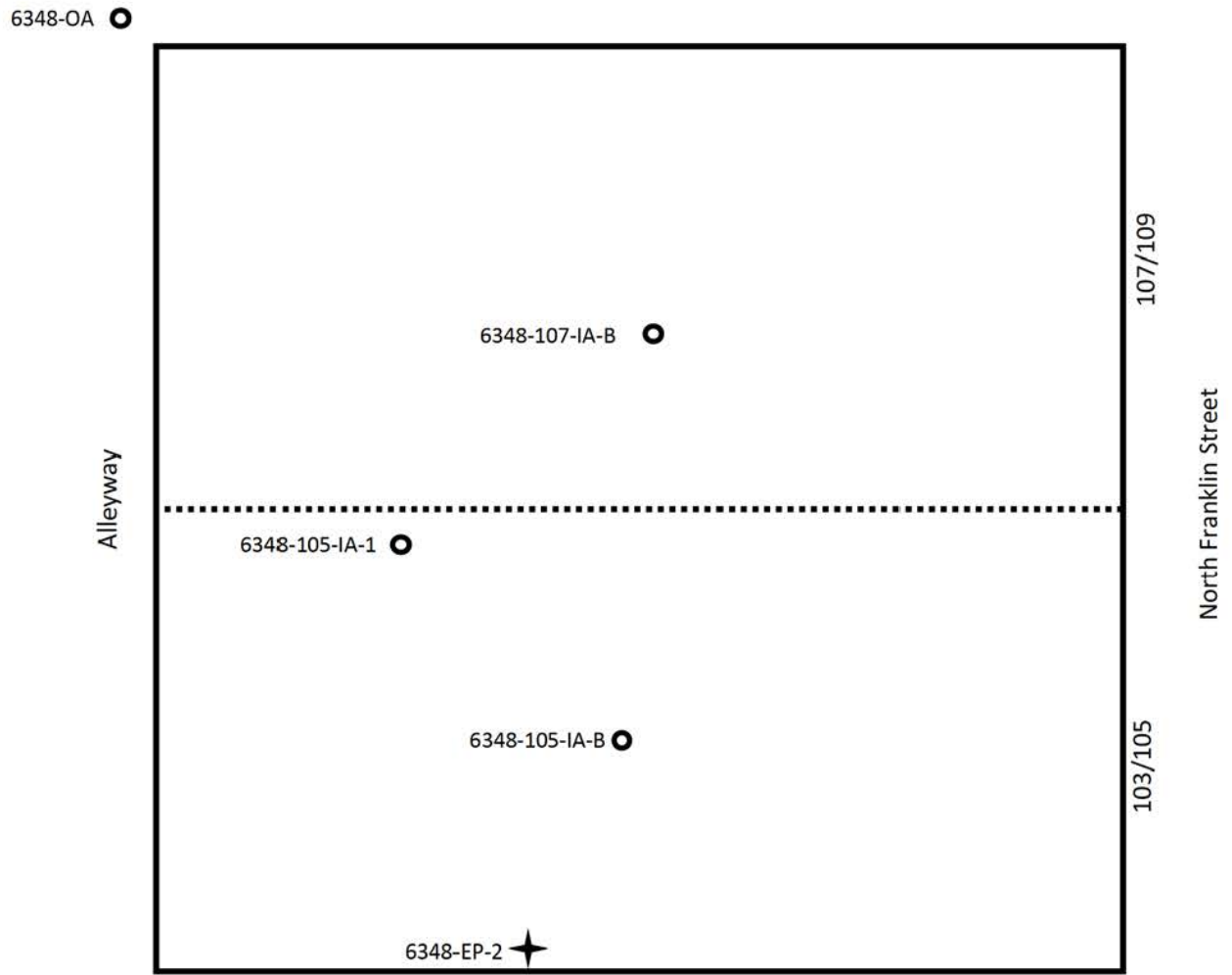


Rob Hoverman, LPG  
*Senior Project Manager*

Attachments: Vapor Intrusion Sample Locations Figure  
Sample Results Summary Table  
Laboratory Analytical Report

Copy: John Feeney, Wisconsin Department of Natural Resources  
Rob Thiboldeaux, Department of Health Services

VAPOR INTRUSION SAMPLE LOCATIONS  
103 through 109 N. Franklin Street, Port Washington, Wisconsin



**Legend**

- Indoor/Outdoor Air Sample
  - ★ Sub-Slab Vapor Sample
- IA-B = Basement  
IA-1 = 1<sup>st</sup> Floor



**TABLE 1**  
**VAPOR INTRUSION ASSESSMENT RESULTS SUMMARY - 105-107 NORTH FRANKLIN STREET**

Harborview Cleaners  
 134 E. Grand Avenue  
 Port Washington, Wisconsin

Sample Identification	Sample Location	Sample Date	Exposure Criteria	Mitigation	Tetrachloroethene	Trichloroethene	cis-1,2-Dichloroethene	trans-1,2-Dichloroethene	Vinyl Chloride
<b>INDOOR/OUTDOOR AIR</b>									
<b>Small Commercial Vapor Action Level</b>					<b>180</b>	<b>8.8</b>	<b>NE</b>	<b>NE</b>	<b>28</b>
6348-OA	Outdoor	1/13/2016	Small Commercial	Pre	<b>4.75</b>	<1.07	<3.96	<3.96	<0.64
		5/24/2016		Post	<b>6.92</b>	<1.07	<3.96	<3.96	<0.64
		11/2/2016		Post	<b>16.9</b>	<1.07	<3.96	<3.96	<0.64
		8/8/2017		Post	<3.19	<1.07	<19.8	<39.6	<1.28
		2/27/2018		Post	<3.19	<1.07	<19.8	<39.6	<1.28
		2/15/2019		Post	<3.19	<1.07	<19.8	<39.6	<1.28
		9/26/2019		Post	<3.19	<1.07	<19.8	<39.6	<1.28
6348-105-IA-B	Basement	12/2/2015	Small Commercial	Pre	<b>852</b>	<1.07	<19.8	<39.6	<1.28
		1/13/2016		Pre	<b>1,130</b>	<1.07	<3.96	<3.96	<0.64
		5/24/2016		Post	<b>4,260</b>	<1.07	<3.96	<3.96	<0.64
		11/2/2016		Post	<b>402</b>	<1.07	<3.96	<3.96	<0.64
		8/8/2017		Post	<b>303</b>	<1.07	<19.8	<39.6	<1.28
		2/27/2018		Post	<b>324</b>	<1.07	<19.8	<39.6	<1.28
		2/15/2019		Post	<b>41.8</b>	<1.07	<19.8	<39.6	<1.28
		9/26/2019		Post	<b>30.4</b>	<1.07	<19.8	<39.6	<1.28
		6348-107-IA-B		Basement	12/2/2015	Small Commercial	Pre	<b>265</b>	<1.07
1/13/2016	Pre		<b>504</b>		<1.07		<3.96	<3.96	<0.64
5/24/2016	Post		<b>1,420</b>		<1.07		<3.96	<3.96	<0.64
11/2/2016	Post		<b>188</b>		<1.07		<3.96	<3.96	<0.64
8/8/2017	Post		<b>165</b>		<1.07		<19.8	<39.6	<1.28
2/27/2018	Post		<b>13.5</b>		<1.07		<19.8	<39.6	<1.28
2/15/2019	Post		<b>9.09</b>		<1.07		<19.8	<39.6	<1.28
9/26/2019	Post		<b>6.85</b>		<1.07		<19.8	<39.6	<1.28
6348-105/107-IA-1	1st Floor	12/2/2015	Small Commercial	Pre	<b>199</b>	<1.07	<19.8	<39.6	<1.28
6348-105-IA-1	1st Floor	1/13/2016	Small Commercial	Pre	<b>296</b>	<1.07	<3.96	<3.96	<0.64
		5/24/2016		Post	<b>1,480</b>	<1.07	<3.96	<3.96	<0.64
		11/2/2016		Post	<b>277</b>	<1.07	<3.96	<3.96	<0.64
		8/8/2017		Post	<b>132</b>	<1.07	<19.8	<39.6	<1.28
		2/27/2018		Post	<b>53.0</b>	<1.07	<19.8	<39.6	<1.28
		2/15/2019		Post	<b>13.2</b>	<1.07	<19.8	<39.6	<1.28
		9/26/2019		Post	<b>13.9</b>	<1.07	<19.8	<39.6	<1.28
6348-107-IA-1	1st Floor	1/13/2016	Small Commercial	Pre	<b>178</b>	<1.07	<3.96	<3.96	<0.64
<b>SUB-SLAB VAPOR</b>									
<b>Small Commercial Vapor Risk Screening Level</b>					<b>6,000</b>	<b>293</b>	<b>NE</b>	<b>NE</b>	<b>933</b>
6348-107-SSV-1	Basement	12/3/2015	Small Commercial	Pre	<b>142</b>	<10.7	<198	<396	<12.8
		1/13/2016		Pre	<b>326</b>	<10.7	<39.6	<39.6	<6.4
6348-EP-2	Basement	11/2/2016	NA	Post	<b>4,480</b>	<b>107</b>	<39.6	<39.6	<6.4
		8/8/2017		Post	<b>317</b>	<b>146</b>	<198	<396	<12.8
		2/27/2018		Post	<b>120</b>	<10.7	<198	<396	<12.8
		2/15/2019		Post	<b>52.9</b>	<b>317</b>	<198	<396	<12.8
		9/26/2019		Post	<b>158</b>	<10.7	<198	<396	<12.8

**Notes:**

Results reported in micrograms per cubic meter ( $\mu\text{g}/\text{m}^3$ )

Samples analyzed according to EPA Method TO-15

The Vapor Risk Screening/Action Levels are calculated in accordance with WDNR Publication RR-800 and subsequent guidance documents.

NA = not applicable for comparison to screening levels (SSDS exhaust sample)

NE = Screening/action level not established

**Bolded** values are above detection limits

**Bolded and orange shaded** values exceed the applicable screening or action level for small commercial buildings



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Mr. Brian Kappen  
Enviroforensics  
N16 W. 23390 Stone Ridge Dr  
Suite G  
Waukesha, WI 53188

October 8, 2019

EnvisionAir Project Number: 2019-622  
Client Project Name: 6348

Dear Mr. Kappen,

Please find the attached analytical report for the samples received September 28, 2019. All test methods performed were fully compliant with local, state, and federal EPA methods unless otherwise noted. The project was analyzed as requested on the enclosed chain of custody record. Please review the comments section for additional information about your results or Quality Control data.

Feel free to contact me if you have any questions or comments regarding your analytical report or service.

Thank you for your business. EnvisionAir looks forward to working with you on your next project.

Yours Sincerely,

A handwritten signature in black ink that reads "Stanley A. Hunnicutt".

Stanley A Hunnicutt

Project Manager  
EnvisionAir, LLC



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**Client Name:** ENVIROFORENSICS  
**Project ID:** 6348  
**Client Project Manager:** BRIAN KAPPEN  
**EnvisionAir Project Number:** 2019-622

**Sample Summary**

*Canister Pressure / Vacuum*

<u>Laboratory Sample Number:</u>	<u>Sample Description:</u>	<u>Matrix:</u>	<u>START</u>	<u>START</u>	<u>End Date:</u>	<u>End Time:</u>	<u>Date:</u>	<u>Time:</u>	<u>Canister Pressure / Vacuum</u>		<u>Lab</u>
			<u>Collected:</u>	<u>Collected:</u>					<u>Collected:</u>	<u>Collected:</u>	
19-2764	6348-EP-2	A	9/26/19	10:45			9/28/19	14:00	-28	-3	-3
19-2765	6348-107-IA-B	A	9/25/19	10:45	9/26/19	10:45	9/28/19	14:00	-27	-3	-3
19-2766	6348-105-IA-1	A	9/25/19	10:50	9/26/19	10:50	9/28/19	14:00	-30	-8	-8
19-2767	6348-105-IA-B	A	9/25/19	10:40	9/26/19	10:40	9/28/19	14:00	-29	-4	-4
19-2768	6348-OA	A	9/25/19	11:05	9/26/19	11:05	9/28/19	14:00	-29	-5	-5



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**Client Name:** ENVIROFORENSICS

**Project ID:** 6348

**Client Project Manager:** BRIAN KAPPEN

**EnvisionAir Project Number:** 2019-622

**Analytical Method:** TO-15  
**Analytical Batch:** 093019CAIR(2)

**Client Sample ID:** 6348-EP-2

**Sample Collection START Date/Time:** 9/26/19 10:45

**Sample Collection END Date/Time:**

**Envision Sample Number:** 19-2764

**Sample Received Date/Time:** 9/28/19 14:00

**Sample Matrix:** AIR

<u>Compounds</u>	<u>Sample Results ug/m<sup>3</sup></u>	<u>Reporting Limit ug/m<sup>3</sup></u>	<u>Flag</u>
cis-1,2-Dichloroethene	< 198	198	
Tetrachloroethene	<b>158</b>	31.9	
trans-1,2-Dichloroethene	< 396	396	
Trichloroethene	< 10.7	10.7	
Vinyl Chloride	< 12.8	12.8	
4-bromofluorobenzene (surrogate)	110%		
Analysis Date/Time:	10-1-19/20:44		
Analyst Initials	tjg		



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**Client Name:** ENVIROFORENSICS

**Project ID:** 6348

**Client Project Manager:** BRIAN KAPPEN

**EnvisionAir Project Number:** 2019-622

**Analytical Method:** TO-15  
**Analytical Batch:** 093019CAIR(1)

**Client Sample ID:** 6348-107-IA-B

**Sample Collection START Date/Time:** 9/25/19 10:45

**Sample Collection END Date/Time:** 9/26/19 10:45

**Envision Sample Number:** 19-2765

**Sample Received Date/Time:** 9/28/19 14:00

**Sample Matrix:** AIR

<u>Compounds</u>	<u>Sample Results ug/m<sup>3</sup></u>	<u>Reporting Limit ug/m<sup>3</sup></u>	<u>Flag</u>
cis-1,2-Dichloroethene	< 19.8	19.8	
Tetrachloroethene	<b>6.85</b>	3.19	
trans-1,2-Dichloroethene	< 39.6	39.6	
Trichloroethene	< 1.07	1.07	
Vinyl Chloride	< 1.28	1.28	
4-bromofluorobenzene (surrogate)	94%		
Analysis Date/Time:	9-30-19/18:30		
Analyst Initials	tjg		





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**Client Name:** ENVIROFORENSICS

**Project ID:** 6348

**Client Project Manager:** BRIAN KAPPEN

**EnvisionAir Project Number:** 2019-622

**Analytical Method:** TO-15  
**Analytical Batch:** 093019CAIR(1)

**Client Sample ID:** 6348-105-IA-1

**Envision Sample Number:** 19-2766  
**Sample Matrix:** AIR

**Sample Collection START Date/Time:** 9/25/19 10:50  
**Sample Collection END Date/Time:** 9/26/19 10:50  
**Sample Received Date/Time:** 9/28/19 14:00

<u>Compounds</u>	<u>Sample Results ug/m<sup>3</sup></u>	<u>Reporting Limit ug/m<sup>3</sup></u>	<u>Flag</u>
cis-1,2-Dichloroethene	< 19.8	19.8	
Tetrachloroethene	<b>13.9</b>	3.19	
trans-1,2-Dichloroethene	< 39.6	39.6	
Trichloroethene	< 1.07	1.07	
Vinyl Chloride	< 1.28	1.28	
4-bromofluorobenzene (surrogate)	109%		
Analysis Date/Time:	9-30-19/19:06		
Analyst Initials	tjg		



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**Client Name:** ENVIROFORENSICS

**Project ID:** 6348

**Client Project Manager:** BRIAN KAPPEN

**EnvisionAir Project Number:** 2019-622

**Analytical Method:** TO-15  
**Analytical Batch:** 093019CAIR(1)

**Client Sample ID:** 6348-105-IA-B

**Envision Sample Number:** 19-2767  
**Sample Matrix:** AIR

**Sample Collection START Date/Time:** 9/25/19 10:40  
**Sample Collection END Date/Time:** 9/26/19 10:40  
**Sample Received Date/Time:** 9/28/19 14:00

<u>Compounds</u>	<u>Sample Results ug/m<sup>3</sup></u>	<u>Reporting Limit ug/m<sup>3</sup></u>	<u>Flag</u>
cis-1,2-Dichloroethene	< 19.8	19.8	
Tetrachloroethene	<b>30.4</b>	3.19	
trans-1,2-Dichloroethene	< 39.6	39.6	
Trichloroethene	< 1.07	1.07	
Vinyl Chloride	< 1.28	1.28	
4-bromofluorobenzene (surrogate)	95%		
Analysis Date/Time:	9-30-19/19:41		
Analyst Initials	tjg		



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**Client Name:** ENVIROFORENSICS

**Project ID:** 6348

**Client Project Manager:** BRIAN KAPPEN

**EnvisionAir Project Number:** 2019-622

**Analytical Method:** TO-15  
**Analytical Batch:** 093019CAIR(1)

**Client Sample ID:** 6348-OA

**Sample Collection START Date/Time:** 9/25/19 11:05

**Sample Collection END Date/Time:** 9/26/19 11:05

**Envision Sample Number:** 19-2768

**Sample Received Date/Time:** 9/28/19 14:00

**Sample Matrix:** AIR

<u>Compounds</u>	<u>Sample Results ug/m<sup>3</sup></u>	<u>Reporting Limit ug/m<sup>3</sup></u>	<u>Flag</u>
cis-1,2-Dichloroethene	< 19.8	19.8	
Tetrachloroethene	< 3.19	3.19	
trans-1,2-Dichloroethene	< 39.6	39.6	
Trichloroethene	< 1.07	1.07	
Vinyl Chloride	< 1.28	1.28	
4-bromofluorobenzene (surrogate)	86%		
Analysis Date/Time:	9-30-19/17:54		
Analyst Initials	tjg		

**TO-15 Quality Control Data**

**EnvisionAir Batch Number:** 093019CAIR(1)

<u>Method Blank (MB):</u>	<u>MB Results (ppbv)</u>	<u>Reporting Limit (ppbv)</u>	<u>Flags</u>
cis-1,2-Dichloroethene	< 5	5	
Tetrachloroethene	< 0.47	0.47	
trans-1,2-Dichloroethene	< 10	10	
Trichloroethene	< 0.2	0.2	
Vinyl Chloride	< 0.5	0.5	
4-bromofluorobenzene (surrogate)	102%		
Analysis Date/Time:	9-30-19/16:43		
Analyst Initials	tjg		

<u>LCS/LCSD</u>	<u>LCS Results (ppbv)</u>	<u>LCSD Results (ppbv)</u>	<u>LCS/D Conc(ppbv)</u>	<u>LCS Rec.</u>	<u>LCSD Rec.</u>	<u>RPD</u>	<u>Flag</u>
Vinyl Chloride	8.56	8.48	10	86%	85%	0.9%	
trans-1,2-Dichloroethene	11.2	10.7	10	112%	107%	4.6%	
cis-1,2-Dichloroethene	10.4	10.5	10	104%	105%	1.0%	
Trichloroethene	9.19	10.2	10	92%	102%	10.4%	
Tetrachloroethene	10.5	11.2	10	105%	112%	6.5%	
4-bromofluorobenzene (surrogate)	111%	114%					
Analysis Date/Time:	9-30-19/15:33	9-30-19/16:10					
Analyst Initials	tjg	tjg					

**TO-15 Quality Control Data**

**EnvisionAir Batch Number:** 093019CAIR(2)

<u>Method Blank (MB):</u>	<u>MB Results (ppbv)</u>	<u>Reporting Limit (ppbv)</u>	<u>Flags</u>
cis-1,2-Dichloroethene	< 5	5	
Tetrachloroethene	< 0.47	0.47	
trans-1,2-Dichloroethene	< 10	10	
Trichloroethene	< 0.2	0.2	
Vinyl Chloride	< 0.5	0.5	
4-bromofluorobenzene (surrogate)	92%		
Analysis Date/Time:	10-1-19/15:36		
Analyst Initials	tjg		

<u>LCS/LCSD</u>	<u>LCS Results (ppbv)</u>	<u>LCSD Results (ppbv)</u>	<u>LCS/D Conc(ppbv)</u>	<u>LCS Rec.</u>	<u>LCSD Rec.</u>	<u>RPD</u>	<u>Flag</u>
Vinyl Chloride	9.16	9.18	10	92%	92%	0.2%	
trans-1,2-Dichloroethene	11.1	11.6	10	111%	116%	4.4%	
cis-1,2-Dichloroethene	10.6	10.7	10	106%	107%	0.9%	
Trichloroethene	10.5	10.4	10	105%	104%	1.0%	
Tetrachloroethene	11.7	10.9	10	117%	109%	7.1%	
4-bromofluorobenzene (surrogate)	103%	96%					
Analysis Date/Time:	10-1-19/13:09	10-1-19/13:47					
Analyst Initials	tjg	tjg					



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Flag Number

Comments

# CHAIN OF CUSTODY RECORD

EnvisionAir | 1441 Sadlier Circle West Drive | Indianapolis, IN 46239 | Phone: (317) 351-0885 | Fax: (317) 351-0882

Client: <u>Enviroforensics</u>	P.O. Number: <u>2019-0926</u>
Report Address: <u>bkappen@enviroforensics.com</u>	Project Name or Number: <u>6348</u>
Report To: <u>B. Kappen</u>	Sampled by: <u>B. Kappen</u>
Phone: <u>262-745-5054</u>	QA/QC Required: (circle if applicable) <b>Level III</b> <b>Level IV</b>
Invoice Address: <u>accounts payable @ enviroforensics.com</u>	Reporting Units needed: (circle) <u>ug/m<sup>3</sup></u> <b>mg/m<sup>3</sup></b> <b>PPBV</b> <b>PPMV</b>
Desired TAT: (Please Circle One) <b>1 day</b> <b>2 days</b> <b>3 days</b> <u>Std (5 bus. days)</u>	Media type: 1LC = 1 Liter Canister 6LC = 6 Liter Canister TB = Tedlar Bag TD = Thermal Desorption Tube

**REQUESTED PARAMETERS**

TO-15 Full List

TO-15 Short List (Specify in notes)



**Sampling Type:**  
 Soil-Gas:   
 Sub-Slab:   
 Indoor-Air:

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*Canister Pressure / Vacuum*

Air Sample ID	Media Type <small>(see code above)</small>	Coll. Date <small>(Grab/Comp Start)</small>	Coll. Time <small>(Grab/Comp Start)</small>	Coll. Date <small>(Comp. End)</small>	Coll. Time <small>(Comp. End)</small>					Canister Serial #	Flow Controller Serial #	Initial Field (in. Hg)	Final Field (in. Hg)	Lab Received (in. Hg)	EnvisionAir Sample Number
6348-EP-2	1LC	9/26/19	1045							2233	0084	-28	-3	-3	19-2764
6348-107-IA-B	6LC	9/25/19	1045	9/26/19	1045					80636	08008	-27	-3	-3	19-2765
6348-105-IA-1	6LC	9/25/19	1050	9/26/19	1050					14924	07618	-30	-8	-8	19-2766
6348-105-IA-B	6LC	9/25/19	1040	9/26/19	1040					16033	07750	-29	-4	-4	19-2767
6348-0A	6LC	9/25/19	1105	9/26/19	1105					4665	08005	-29	-5	-5	19-2768

Comments:

Relinquished by:	Date	Time	Received by:	Date	Time
<u>B. J. [Signature]</u>	<u>9/27/19</u>	<u>1100</u>	<u>Red Ex [Signature]</u>	<u>9/27/19</u>	<u>1100</u>
			<u>[Signature]</u>	<u>9/26/19</u>	<u>1400</u>