



REMOVAL

Henry's Dry Cleaners

U.S. EPA | HAZARDOUS WASTE PROGRAM AT EPA NEW ENGLAND

THE EMERGENCY RESPONSE AND REMOVAL PROGRAM

responds to chemical, biological and radiological releases and large-scale national emergencies, including homeland security incidents. EPA conducts short term cleanups in the removal program when necessary to protect human health and the environment by either funding response actions directly or overseeing and enforcing actions conducted by potentially responsible parties.



INTRO:

The U.S. Environmental Protection Agency (EPA) is working closely with the New Hampshire Department of Environmental Services (NHDES), the City of Laconia, the owner of Henry's Dry Cleaners, Chinburg Builder Inc. (CB), and local property owners to investigate the tetrachloroethene (PCE) contamination in the immediate area near the Henry's Dry Cleaners. EPA will begin the groundwater and vapor intrusion investigation on March 20, 2012. This fact sheet has been developed to inform the community about the upcoming site investigation and answer some of the most commonly asked questions about vapor intrusion.

SITE DESCRIPTION:

The Henry's Dry Cleaners (Henry's) Site at 36 Pleasant Street in Laconia, NH is currently an active dry cleaner business. The one story building was built in 1946 and is bordered by Pleasant Street to the north, a property owned by Goodwill Industries to the south and east, and the Laconia Savings Bank property to the west. The southern portion of the building is constructed on a concrete slab foundation and the northern portion of the building is constructed over a full basement. Beacon Street West Condominium (BSWC), a residential condo complex, is located across the street from Henry's.

SITE HISTORY:

From 1986 to 2006, several rounds of groundwater samples were collected from existing monitoring wells located on BSWC where the Former Allen-Roger Mill (FARM) once operated. The water samples detected PCE at levels above the NH groundwater standards. The NHDES concluded that a potential source of PCE contamination may be located off site. Since 2007, NHDES has been working with and overseeing CB to conduct several indoor air sampling surveys at one of the two occupied BSWC buildings. In 2009, groundwater and soil samples were collected from the Henry Dry Cleaners property. PCE and other chlorinated volatile organic compounds were detected in the samples which

suggested a historic release may have occurred at or near Henry's. In 2011, NHDES requested assistance from EPA's Emergency Response and Removal Program to conduct a site inspection and investigation to locate the source of PCE contamination.

WHAT TO EXPECT IN THIS PHASE OF INVESTIGATION:

EPA and CB will conduct indoor air sampling only at residences at BSWC who signed up to participate in the study. EPA will conduct sub-slab sampling at BSWC, Henry's, and several abutting properties. An EPA mobile laboratory, the Trace Atmospheric Gas Analyzer (TAGA) bus, will be circulating the area surrounding the FARM and Henry's to collect outside ambient air data. EPA will also collect groundwater data from existing monitoring wells on both BSWC and Henry's properties. EPA and its contractors will have proper identification at all times while working in the area. It is anticipated both air and groundwater sampling tasks may take up to two weeks to complete. The work will generally occur between the hours of 8 AM- 6 PM, Monday – Friday. Equipment may create additional noise after hours of operation.

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KEY CONTACTS:

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The TAGA will be traveling in a route (shown below) taking air quality measurement periodically beginning March 20 for up to a week.



ADDITIONAL CONTACTS:

City of Laconia
Scott Myers, City Manager
(603) 527-1270
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NH DES
Ralph Wickson
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FOR HEALTH-RELATED QUESTIONS:

**New Hampshire DES
Environmental Health Program**
David Larson (603) 271-4773
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**Agency for Toxic Substances
and Disease Registry**
Gary Perlman (617) 918-1492

WHAT YOU SHOULD KNOW ABOUT VAPOR INTRUSION

WHAT IS VAPOR INTRUSION?

When certain types of chemicals or petroleum products are spilled on the ground or leak from underground storage tanks they can contaminate soil or groundwater. In some cases, vapors from contaminated soil and groundwater can potentially migrate through the soil and into overlying buildings through cracks in basements or foundations. Vapor intrusion is a concern because vapors can build up to a point where the health of residents or workers in those buildings could be at risk.

WHAT VAPORS MIGHT BE ENTERING MY HOME, AND HOW WOULD THEY GET THERE?

Common sources of vapors are gasoline, diesel fuel, dry cleaning solvents, and industrial de-greasers. Petroleum leaks from underground storage tanks usually have a gasoline odor. Solvents from other commercial and industrial sites are usually odor-free. Some common household items, such as stored fuel and paint cans, can also give off vapors. These should be tightly sealed after use and stored in an area that is well ventilated. Common household products which can also be a source of indoor air problems include: paints, paint strippers or thinners, cigarette smoke, moth balls, air fresheners, new carpeting and furniture, cleaning products, stored fuel, and dry-cleaning chemicals.

WHAT ARE THE HEALTH CONCERNS WITH VAPOR INTRUSION?

Health effects vary, based on the person, exposure and chemical type. Someone exposed may potentially experience eye and respiratory irritation, headaches and/or nausea. These symptoms are temporary and should go away when moved to fresh air. Low-level chemical exposures over many years may raise the lifetime risk of cancer or chronic disease.

HOW IS VAPOR INTRUSION DISCOVERED?

First, soil gas or groundwater samples are collected near a contaminated site. If contamination is found, depending upon the type, the search may be widened to include neighboring properties. EPA does not generally recommend indoor air sampling first, because indoor air quality varies widely day-to-day. Also, household products may interfere with sampling results. Instead, soil vapor samples are taken from under the home's foundation; these are called slab, or sub-slab samples. If sub-slab samples show contamination, then indoor air samples should be taken.

HOW IS THE STUDY CONDUCTED?

A hole, approximately the same diameter as a quarter, and eight inches deep, will be drilled through the basement floor and a small, removable cap will be placed over the hole. Subsequently, EPA will return to insert a sampling device into the hole to obtain a sample of soil gas. The device will be connected to an instrument which will collect the sample over a 24-hour period. If the results indicate the need for further testing, EPA will return to conduct additional sampling. Upon completion of all sampling activities, EPA will remove the equipment and patch the hole with concrete.

WHAT HAPPENS IF A PROBLEM IS FOUND?

EPA will provide copies and explanations of sampling results in approximately eight to ten weeks. If contamination is found at unacceptable levels, EPA and NHDES will work together with property owners to address it. If the sampling does identify a concern, there are both immediate and long-term solutions that can reduce or eliminate problems with vapor intrusion. One common solution is to install a radon mitigation (vapor reduction) system which handles all types of vapors, including radon or other chemical vapors, and remove them from below the basement or foundation before they enter the home. Vapors are vented outside of the home where they become harmless. These systems use minimal electricity, and have little impact on efficiency of the house's heating, ventilation, and air conditioning systems. It also prevents radon from entering the home - an added health benefit.

FOR MORE INFORMATION

- For health-related questions regarding vapor intrusion, contact David Larson, New Hampshire Department of Environmental Services, Environmental Health Program at (603) 271-4773 or david.larson@des.nh.gov, or the Agency for Toxic Substances and Disease Registry at: 1-888-422-8737 or visit its website at: www.atsdr.cdc.gov
 - For more detailed information on vapor intrusion sampling, visit EPA's website at: www.epa.gov/correctiveaction/eis/vapor/guidance.pdf or NHDES' website at http://des.nh.gov/organization/divisions/waste/hwrb/documents/vapor_intrusion.pdf
 - For more information on indoor air quality, visit EPA's website at: www.epa.gov/air/topics/comoria.html or call the Indoor Air Quality Information hotline at: 1-800-438-4318
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