



Radon Measurement Assessment Report

Prepared for:

**Ann Arbor Housing Commission
727 Miller Avenue
Ann Arbor, MI 48103**

Project location:

**Maple Tower LDHA – Miller Manor
727 Miller Avenue
Ann Arbor, MI 48103**

PE Project Number:

MI22-705

Prepared by:

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Report Date:

August 23, 2022

Prepared by:

Keith Hoylman
Protect Environmental

Preparation Date: August 23, 2022

This assessment report was developed specifically for the radon measurement conducted at Maple Tower LDHA – Miller Manor, 727 Miller Avenue, Ann Arbor, MI 48103. The measurement was conducted in accordance with the document *Protocol for Conducting Radon and Radon Decay Product Measurements in Multifamily Buildings (ANSI/AARST MAMF 2017)* by Jimmy Rogers, a radon measurement professional credentialed by the National Radon Proficiency Program (NRPP).

Please direct inquiries regarding this report to Jennifer Sims at 502-272-2662 or Jennifer@ProtectEnv.com.



Keith Hoylman
Radon Professional
NRPP Certification Number: RMT-109309

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Section 1.0 – Introduction and Summary

1.1 Purpose

Radon is a colorless, odorless, radioactive gas formed through the decay of uranium. Trace amounts of uranium is present in all soil, and radon is found all over the planet. Most of this gas remains underground, but a small percentage migrates to the surface. Most radon is diluted in the atmosphere to very low concentrations but can build up to high concentrations in buildings. The amount of radon intruding into a building depends on the strength of the source, preferential pathways into the building, and a driving force (usually the thermal stack effect of the building). While two buildings may be identical, each site is unique. The only way to know what the radon levels are inside a building is through measurement. Two structures side-by-side can have totally different radon levels.

Radon is the second leading cause of lung cancer in the general population and the leading cause of lung cancer among non-smokers. Radon exposure is the cause of approximately 21,000 U.S. lung cancer deaths each year. This risk is largely preventable through testing and mitigation.

For more information on radon, please contact:

- The Michigan Department of Environment, Great Lakes, and Energy, Materials Management Division at **517-284-6551** or visit their website at https://www.michigan.gov/egle/0,9429,7-135-3312_4120_4196---,00.html
- The US Environmental Protection Agency at **1-800-767-7236** or visit their website at <https://www.epa.gov/radon>.

1.2 Property Information

Protect Environmental was engaged to conduct a radon measurement and assessment at the subject property located at Maple Tower LDHA – Miller Manor, 727 Miller Avenue, Ann Arbor, MI 48103. Prior to the measurement, the client or designated representative did not indicate that active mitigation systems were currently in operation at the property.

The property is located within an EPA Zone 1 county.

EPA Zones:

- Zone 1- Average radon levels at or above 4.0 pCi/L
- Zone 2- Average radon levels between 2.0 and 3.9 pCi/L
- Zone 3- Average radon levels at or below 1.9 pCi/L

The EPA Radon Zone designation should not be used to determine if a property should be tested. All buildings should be tested for radon, regardless of location or EPA Radon Zone designation.

1.3 Measurement Summary

The measurement was conducted between August 16 and 18, 2022, and was requested as part of a due diligence project being conducted by the client. A total of 47 measurement devices to be deployed in 25 residential and 22 non-residential locations in 1 building were included in the measurement and quality assurance project plan. A determination was made that 2 locations on the measurement and quality assurance plan do not exist. The measurement included no vacant locations. For quality assurance purposes, 3 duplicate and 2 field blank measurement devices were deployed. All devices were sent under appropriate chain of custody to a qualified analytical laboratory for analysis.

Findings and recommendations regarding the analytical lab results and corresponding assessment are provided in Section 6.1 of this report.

Section 2.0 – Scope of Work

The assessment includes the following scope of work components:

1. Conducting an initial planning meeting with the client to review the project scope, information necessary to build the measurement and quality assurance project plan, required conditions and on-site logistics.
2. Preparing and implementing a measurement and quality assurance project plan for the assessment, in accordance with the required measurement protocol.
3. Placing and retrieving the measurement devices, preparation of chain of custody documentation and shipping of the devices to a qualified analytical laboratory for analysis, and interpretation of the analytical laboratory data.
4. Providing the client with a written report of the measurement findings and recommendations.

Section 3.0 – Measurement Protocol and Quality Assurance

The measurement was conducted in accordance with the document *Protocol for Conducting Radon and Radon Decay Product Measurements in Multifamily Buildings (ANSI/AARST MAMF 2017)* by Jimmy Rogers, a radon measurement professional credentialed by the NRPP. Field Professional certification documentation is attached as Appendix E to this report.

Quality assurance measures were conducted in accordance with ANSI/AARST MAMF 2017. Details regarding the QA procedures implemented for this project are included in Appendix C of this report.

Section 4.0 – Measurement Devices

Activated charcoal adsorption devices manufactured by Air Chek, Inc. were utilized for the measurement. All devices were forwarded under appropriate chain of custody for analysis by Air Chek, Inc., an analytical laboratory credentialed by the NRPP. Each device was deployed in accordance with the instructions provided by the manufacturer. The chain of custody for measurement devices is available on request.

Air Chek, Inc.
1936 Butler Bridge Road
Mills River, NC 28759
NRPP License Number: 101138

Section 5.0 – Measurement Conditions

The occupant of each location at the property was notified of the required measurement conditions to be maintained during the testing event prior to device placement. The field professional also delivered notification of the required measurement conditions applicable to the testing event at the time of device placement. In addition, the responsible party for the overall testing event was notified of the required measurement conditions to be maintained during the testing event prior to device placement. Notifications are attached as Appendix G to this report.

Compliance with the measurement conditions and non-interference controls contained within the measurement protocol was verified by the field professional placing and retrieving the measurement devices. At the time of the measurement, violations of the required measurement conditions or evidence of device tampering were not observed by the field professional, unless noted within this report. Modifications to the measurement and quality assurance project plan were not made by the field professional, unless noted within this report. Weather conditions that existed during the measurement event are attached as Appendix D to this report.

Section 6.0 – Findings, Recommendations and Required Advisories

The sole purpose of this assessment is to provide the client with information regarding the indoor radon concentrations at the property at the time of the measurement. An uncertainty with any test result due to statistical variations and other factors, such as daily and seasonal variations in indoor radon concentrations, does exist. Variations may occur due to changes in weather conditions, building usage or possible unobserved interference with the required measurement conditions. Locations not occupied, able to be occupied or inaccessible at the time of the measurement were not tested. Any location not occupied, able to be occupied or inaccessible at the time of the measurement should be tested to ensure radon levels are below the EPA action level prior to future occupancy or upon accessibility, as applicable. The findings and recommendations contained within this report are derived

from information obtained from the client and their designated representative, the on-site activities and analytical services provided under the scope of work performed. No representation is made in this report regarding the operational status or proper operation of any mitigation system(s) that may be installed at the property. This measurement assessment report was prepared solely for the use of the client. Use of this report by any party other than is prohibited without prior written consent from Protect Environmental.

6.1 Findings and Recommendations

Based on the analytical lab results, 2 locations contain indoor radon concentrations at or above the EPA action level of 4.0 pCi/L. The measurement results in 3 locations were invalid and do not meet the clearance criteria for the project. The measurement results for quality assurance purposes in 2 locations were invalid. The quality assurance plan for the project was in control. Additional action is recommended:

1. A follow-up measurement is recommended in 2 locations.

Device Location	Device Number	Result (pCi/L)	Average (pCi/L)
727 Miller Avenue, Unit 112 8/16/2022 to 8/18/2022	11202471	4.5	NA
727 Miller Avenue, Unit 113 8/16/2022 to 8/18/2022	11202477 11202479	5.2 5.4	5.3

The locations contain indoor radon concentrations at or above the EPA action level. The results of the follow-up measurement will be analyzed to determine if additional action is recommended. In lieu of conducting the follow-up measurement, mitigation of the locations is an option.

2. A follow-up measurement is recommended in 3 locations.

Device Location	Device Number	Result (pCi/L)	Average (pCi/L)
727 Miller Avenue, Unit 202 8/16/2022 to 8/18/2022	10067597	Invalid DNR	NA
727 Miller Avenue, Unit 203 8/16/2022 to 8/18/2022	11202481	Invalid DNR	NA
727 Miller Avenue, Unit 214 8/16/2022 to 8/18/2022	10067592	Invalid DNA	NA

DNA: Did Not Analyze; DNP: Did Not Place; DNR: Did Not Retrieve; MCV: Measurement Condition Violation; QA: Failed QA

The locations contain invalid measurement results and do not meet the clearance criteria for the project. The results of the follow-up measurement will be analyzed to determine if additional action is recommended. In lieu of conducting the follow-up measurement, mitigation of the locations is an option.

6.2 Required Advisories

When a location is indicated to have radon levels below the EPA action level of 4.0 pCi/L:

1. If the location is indicated to have radon levels below the EPA action level of 4.0 pCi/L but at or above 2.0 pCi/L, consider mitigation of the building.
2. When the initial measurement is conducted under non-heating season conditions, follow-up measurement of all buildings under heating season at the earliest opportunity, and no later than 5 years after the initial measurement is recommended.
3. Consideration is recommended to alternate future measurements to obtain results under a different season that represents a significant portion of the yearlong operating condition for the building.
4. A follow-up measurement is recommended at least every 5 years and in conjunction with the sale of a building(s); a new addition is constructed or significant alterations occur; a ground-contact location not previously tested is occupied; HVAC systems are altered with resulting changes to air distribution or pressure relationship; ventilation is altered by extensive weatherization or changes to mechanical systems; sizeable openings due to ground water or slab surface water control systems are added or altered; natural settlement causing major cracks develops; earthquakes or construction blasting occur nearby; a mitigation system is altered, repaired or modified.

When a location is indicated to have radon levels at or above the EPA action level of 4.0 pCi/L:

1. Mitigate the building, understanding that mitigation is not complete until further testing provides evidence of system effectiveness.
2. Initiate short-term testing no sooner than 24 hours after a mitigation system is operational and within 30 days after installation.
3. If at any time, testing indicates radon concentrations at or above the EPA action level, an evaluation of the mitigation system is recommended, with corrections made to reduce concentrations below the action level.

4. The client has the responsibility to identify and comply with local statutes regarding obligations that may exist for disclosing measurement results to occupants and/or affected third parties.
5. Employ diagnostic testing and evaluation when test results indicate radon sources other than soil, such as building materials or water supplies. When the initial measurement event did not include measurement of all ground-contact locations at the property, repeat testing procedures to include all ground-contact locations, and not less than 10% of the residential locations on each upper floor in all buildings associated with the measurement assessment. When mitigation actions need to begin quickly, conduct this testing no later than during the initial post-mitigation measurement.

Appendix A

Analytical Laboratory Report

P5179 / KYLE HOYLMAN

Kit Number	Start Date	Start Time	End Date	End Time	Temp.	Facility	Building	Room	Project ID	Floor	Result
10067598	2022-08-16	2:00 pm	2022-08-18	2:00 pm	70	MAPLE TOWER LDHA-MILLER MANOR	727 MILLER AVE	SVC MGR		1	1.3
10067599	2022-08-16	2:00 pm	2022-08-18	2:00 pm	70	MAPLE TOWER LDHA-MILLER MANOR	727 MILLER AVE	DEPUTY DIRECTOR		1	1.2
10067600	2022-08-16	2:00 pm	2022-08-18	1:00 pm	70	MAPLE TOWER LDHA-MILLER MANOR	727 MILLER AVE	208		2	0.6
10070976	2022-08-16	2:00 pm	2022-08-18	1:00 pm	70	MAPLE TOWER LDHA-MILLER MANOR	727 MILLER AVE	615		6	< 0.3
10070979	2022-08-16	2:00 pm	2022-08-18	1:00 pm	70	MAPLE TOWER LDHA-MILLER MANOR	727 MILLER AVE	416		3	< 0.3
10070993	2022-08-16	2:00 pm	2022-08-18	1:00 pm	70	MAPLE TOWER LDHA-MILLER MANOR	727 MILLER AVE	701		7	< 0.3
10070997	2022-08-16	2:00 pm	2022-08-18	1:00 pm	70	MAPLE TOWER LDHA-MILLER MANOR	727 MILLER AVE	717		7	< 0.3
10071000	2022-08-16	2:00 pm	2022-08-18	1:00 pm	70	MAPLE TOWER LDHA-MILLER MANOR	727 MILLER AVE	605		6	0.7
11202457	2022-08-16	2:00 pm	2022-08-18	1:00 pm	70	MAPLE TOWER LDHA-MILLER MANOR	727 MILLER AVE	206		2	< 0.3
11202458	2022-08-16	2:00 pm	2022-08-18	1:00 pm	70	MAPLE TOWER LDHA-MILLER MANOR	727 MILLER AVE	110		1	2.6
11202459	2022-08-16	2:00 pm	2022-08-18	2:00 pm	70	MAPLE TOWER LDHA-MILLER MANOR	727 MILLER AVE	CONF ROOM D		1	1.5
11202460	2022-08-16	2:00 pm	2022-08-18	2:00 pm	70	MAPLE TOWER LDHA-MILLER MANOR	727 MILLER AVE	SERVICE HALL		1	1.6
11202461	2022-08-16	2:00 pm	2022-08-18	1:00 pm	70	MAPLE TOWER LDHA-MILLER MANOR	727 MILLER AVE	108		1	1.1
11202462	2022-08-16	2:00 pm	2022-08-18	1:00 pm	70	MAPLE TOWER LDHA-MILLER MANOR	727 MILLER AVE	116		1	2.5
11202463	2022-08-16	2:00 pm	2022-08-18	2:00 pm	70	MAPLE TOWER LDHA-MILLER MANOR	727 MILLER AVE	PROPERTY MGR OFFICE		1	1.3
11202464	2022-08-16	2:00 pm	2022-08-18	1:00 pm	70	MAPLE TOWER LDHA-MILLER MANOR	727 MILLER AVE	110		1	2.3
11202465	2022-08-16	2:00 pm	2022-08-18	1:00 pm	70	MAPLE TOWER LDHA-MILLER MANOR	727 MILLER AVE	OFFICE		1	0.9
11202466	2022-08-16	2:00 pm	2022-08-18	1:00 pm	70	MAPLE TOWER LDHA-MILLER MANOR	727 MILLER AVE	115		1	2.9
11202467	2022-08-16	2:00 pm	2022-08-18	1:00 pm	70	MAPLE TOWER LDHA-MILLER MANOR	727 MILLER AVE	502		5	0.6
11202468	2022-08-16	2:00 pm	2022-08-18	1:00 pm	70	MAPLE TOWER LDHA-MILLER MANOR	727 MILLER AVE	204		2	0.6
11202469	2022-08-16	2:00 pm	2022-08-18	1:00 pm	70	MAPLE TOWER LDHA-MILLER MANOR	727 MILLER AVE	304		3	< 0.3
11202471	2022-08-16	2:00 pm	2022-08-18	1:00 pm	70	MAPLE TOWER LDHA-MILLER MANOR	727 MILLER AVE	112		1	4.5
11202472	2022-08-16	2:00 pm	2022-08-18	1:00 pm	70	MAPLE TOWER LDHA-MILLER MANOR	727 MILLER AVE	312		3	0.5
11202473	2022-08-16	2:00 pm	2022-08-18	1:00 pm	70	MAPLE TOWER LDHA-MILLER MANOR	727 MILLER AVE	207		2	< 0.3
11202474	2022-08-16	2:00 pm	2022-08-18	1:00 pm	70	MAPLE TOWER LDHA-MILLER MANOR	727 MILLER AVE	406		3	< 0.3
11202475	2022-08-16	2:00 pm	2022-08-18	1:00 pm	70	MAPLE TOWER LDHA-MILLER MANOR	727 MILLER AVE	114		1	2.0
11202476	2022-08-16	2:00 pm	2022-08-18	1:00 pm	70	MAPLE TOWER LDHA-MILLER MANOR	727 MILLER AVE	205		2	0.5
11202477	2022-08-16	2:00 pm	2022-08-18	1:00 pm	70	MAPLE TOWER LDHA-MILLER MANOR	727 MILLER AVE	113		1	5.2
11202478	2022-08-16	2:00 pm	2022-08-18	1:00 pm	70	MAPLE TOWER LDHA-MILLER MANOR	727 MILLER AVE	513		5	< 0.3
11202479	2022-08-16	2:00 pm	2022-08-18	1:00 pm	70	MAPLE TOWER LDHA-MILLER MANOR	727 MILLER AVE	113		1	5.4
11202480	2022-08-16	2:00 pm	2022-08-18	1:00 pm	70	MAPLE TOWER LDHA-MILLER MANOR	727 MILLER AVE	114		1	2.2
11202482	2022-08-16	2:00 pm	2022-08-18	2:00 pm	70	MAPLE TOWER LDHA-MILLER MANOR	727 MILLER AVE	CONF ROOM B		1	1.5
11202483	2022-08-16	2:00 pm	2022-08-18	1:00 pm	70	MAPLE TOWER LDHA-MILLER MANOR	727 MILLER AVE	MULTIPURPOSE ROOM		1	2.2
11202484	2022-08-16	2:00 pm	2022-08-18	2:00 pm	70	MAPLE TOWER LDHA-MILLER MANOR	727 MILLER AVE	FRONT OFFICE		1	1.2
11202485	2022-08-16	2:00 pm	2022-08-18	1:00 pm	70	MAPLE TOWER LDHA-MILLER MANOR	727 MILLER AVE	112		1	< 0.3

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Kit Number	Start Date	Start Time	End Date	End Time	Temp.	Facility	Building	Room	Project ID	Floor	Result
11202486	2022-08-16	2:00 pm	2022-08-18	1:00 pm	70	MAPLE TOWER LDHA-MILLER MANOR	727 MILLER AVE	108		1	< 0.3
11202487	2022-08-16	2:00 pm	2022-08-18	2:00 pm	70	MAPLE TOWER LDHA-MILLER MANOR	727 MILLER AVE	CASE WORKER 7		1	1.4
11202488	2022-08-16	2:00 pm	2022-08-18	2:00 pm	70	MAPLE TOWER LDHA-MILLER MANOR	727 MILLER AVE	CASE WORKER 8		1	1.3
11202489	2022-08-16	2:00 pm	2022-08-18	2:00 pm	70	MAPLE TOWER LDHA-MILLER MANOR	727 MILLER AVE	CONF ROOM A		1	1.1
11202490	2022-08-16	2:00 pm	2022-08-18	2:00 pm	70	MAPLE TOWER LDHA-MILLER MANOR	727 MILLER AVE	CASE WORKER 10		1	1.7
11202491	2022-08-16	2:00 pm	2022-08-18	2:00 pm	70	MAPLE TOWER LDHA-MILLER MANOR	727 MILLER AVE	CASE WORKER 9		1	1.4
11202493	2022-08-16	2:00 pm	2022-08-18	2:00 pm	70	MAPLE TOWER LDHA-MILLER MANOR	727 MILLER AVE	CASE WORKER 1		1	1.6
11202494	2022-08-16	2:00 pm	2022-08-18	2:00 pm	70	MAPLE TOWER LDHA-MILLER MANOR	727 MILLER AVE	CASE WORKER 6		1	1.4
11202497	2022-08-16	2:00 pm	2022-08-18	2:00 pm	70	MAPLE TOWER LDHA-MILLER MANOR	727 MILLER AVE	CASE WORKER 4		1	1.3
11202498	2022-08-16	2:00 pm	2022-08-18	2:00 pm	70	MAPLE TOWER LDHA-MILLER MANOR	727 MILLER AVE	CASE WORKER 2		1	1.3
11202499	2022-08-16	2:00 pm	2022-08-18	2:00 pm	70	MAPLE TOWER LDHA-MILLER MANOR	727 MILLER AVE	CASE WORKER 5		1	1.1
11202500	2022-08-16	2:00 pm	2022-08-18	2:00 pm	70	MAPLE TOWER LDHA-MILLER MANOR	727 MILLER AVE	CASE WORKER 3		1	0.9

Appendix B

Device Placement Log

Device Placement Log

Facility:		Maple Tower LDHA-Miller Manor				RES Devices:	25	Placement Arrival:	2:00 PM	
Address:		727 Miller Avenue, Ann Arbor, MI 48103				NR Devices:	22	Placement Departure:	2:00 PM	
Contact:		Tim Olivier: 734-794-6720				Duplicate Devices:	3	Retrieval Arrival:	1:00 PM	
Placement Day/Type/Pro:	8/16/2022	ST	Jimmy Rogers			Blank Devices:	2	Retrieval Departure:	2:00 PM	
Retrieval Day/Type/Pro:	8/18/2022	ST	Jimmy Rogers			Total Devices:	52	Ship Info:	FedEx: 1-Day	
Standard:	MAMF 2017	Project Type:	HUD, Initial 100%			Shipped Devices:	48	Ship Date:	8/18/2022	
Kit Number	Start Date	Start Time	End Date	End Time	Temp	Building	Room	Floor	Vacant	Notes
11202465	8/16/2022	2:00 PM	8/18/2022	1:00 PM	70	727 Miller Ave	Office	1		
NA	NA	NA	NA	NA	NA	727 Miller Ave	Lounge	1		DNP: DNE
11202483	8/16/2022	2:00 PM	8/18/2022	1:00 PM	70	727 Miller Ave	Multipurpose Room	1		
NA	NA	NA	NA	NA	NA	727 Miller Ave	Maintenance Office	1		DNP: DNE
10067598	8/16/2022	2:00 PM	8/18/2022	2:00 PM	70	727 Miller Ave	SVC MGR	1		
11202463	8/16/2022	2:00 PM	8/18/2022	2:00 PM	70	727 Miller Ave	Property Mgr Office	1		
11202459	8/16/2022	2:00 PM	8/18/2022	2:00 PM	70	727 Miller Ave	Conf Room D	1		
11202460	8/16/2022	2:00 PM	8/18/2022	2:00 PM	70	727 Miller Ave	Service Hall	1		
10067599	8/16/2022	2:00 PM	8/18/2022	2:00 PM	70	727 Miller Ave	Deputy Director	1		
11202482	8/16/2022	2:00 PM	8/18/2022	2:00 PM	70	727 Miller Ave	Conf Room B	1		

Device Placement Log

11202484	8/16/2022	2:00 PM	8/18/2022	2:00 PM	70	727 Miller Ave	Front Office	1		
11202499	8/16/2022	2:00 PM	8/18/2022	2:00 PM	70	727 Miller Ave	Case Worker 5	1		
11202497	8/16/2022	2:00 PM	8/18/2022	2:00 PM	70	727 Miller Ave	Case Worker 4	1		
11202500	8/16/2022	2:00 PM	8/18/2022	2:00 PM	70	727 Miller Ave	Case Worker 3	1		
11202498	8/16/2022	2:00 PM	8/18/2022	2:00 PM	70	727 Miller Ave	Case Worker 2	1		
11202493	8/16/2022	2:00 PM	8/18/2022	2:00 PM	70	727 Miller Ave	Case Worker 1	1		
11202494	8/16/2022	2:00 PM	8/18/2022	2:00 PM	70	727 Miller Ave	Case Worker 6	1		
11202487	8/16/2022	2:00 PM	8/18/2022	2:00 PM	70	727 Miller Ave	Case Worker 7	1		
11202488	8/16/2022	2:00 PM	8/18/2022	2:00 PM	70	727 Miller Ave	Case Worker 8	1		
11202491	8/16/2022	2:00 PM	8/18/2022	2:00 PM	70	727 Miller Ave	Case Worker 9	1		
11202490	8/16/2022	2:00 PM	8/18/2022	2:00 PM	70	727 Miller Ave	Case Worker 10	1		
11202489	8/16/2022	2:00 PM	8/18/2022	2:00 PM	70	727 Miller Ave	Conf Room A	1		
11202461	8/16/2022	2:00 PM	8/18/2022	1:00 PM	70	727 Miller Ave	108	1		

Device Placement Log

11202486	8/16/2022	2:00 PM	8/18/2022	1:00 PM	70	727 Miller Ave	108 FIELD BLANK	1		
11202458	8/16/2022	2:00 PM	8/18/2022	1:00 PM	70	727 Miller Ave	110	1		
11202464	8/16/2022	2:00 PM	8/18/2022	1:00 PM	70	727 Miller Ave	110 DUPLICATE	1		
11202471	8/16/2022	2:00 PM	8/18/2022	1:00 PM	70	727 Miller Ave	112	1		
11202485	8/16/2022	2:00 PM	8/18/2022	1:00 PM	70	727 Miller Ave	112 FIELD BLANK	1		
11202477	8/16/2022	2:00 PM	8/18/2022	1:00 PM	70	727 Miller Ave	113	1		
11202479	8/16/2022	2:00 PM	8/18/2022	1:00 PM	70	727 Miller Ave	113 DUPLICATE	1		
11202480	8/16/2022	2:00 PM	8/18/2022	1:00 PM	70	727 Miller Ave	114	1		
11202475	8/16/2022	2:00 PM	8/18/2022	1:00 PM	70	727 Miller Ave	114 DUPLICATE	1		
11202466	8/16/2022	2:00 PM	8/18/2022	1:00 PM	70	727 Miller Ave	115	1		
11202462	8/16/2022	2:00 PM	8/18/2022	1:00 PM	70	727 Miller Ave	116	1		
10067600	8/16/2022	2:00 PM	8/18/2022	1:00 PM	70	727 Miller Ave	208	2		
10067597	8/16/2022	2:00 PM	NA	NA	NA	727 Miller Ave	202	2		DNR: Missing

Device Placement Log

11202481	8/16/2022	2:00 PM	NA	NA	NA	727 Miller Ave	203	2		DNR: Missing
11202468	8/16/2022	2:00 PM	8/18/2022	1:00 PM	70	727 Miller Ave	204	2		
11202476	8/16/2022	2:00 PM	8/18/2022	1:00 PM	70	727 Miller Ave	205	2		
11202457	8/16/2022	2:00 PM	8/18/2022	1:00 PM	70	727 Miller Ave	206	2		
11202473	8/16/2022	2:00 PM	8/18/2022	1:00 PM	70	727 Miller Ave	207	2		
10067592	8/16/2022	2:00 PM	8/18/2022	1:00 PM	70	727 Miller Ave	214	2		DNA: Lab Error
11202469	8/16/2022	2:00 PM	8/18/2022	1:00 PM	70	727 Miller Ave	304	3		
11202472	8/16/2022	2:00 PM	8/18/2022	1:00 PM	70	727 Miller Ave	312	3		
11202474	8/16/2022	2:00 PM	8/18/2022	1:00 PM	70	727 Miller Ave	406	4		
10070979	8/16/2022	2:00 PM	8/18/2022	1:00 PM	70	727 Miller Ave	416	4		
11202467	8/16/2022	2:00 PM	8/18/2022	1:00 PM	70	727 Miller Ave	502	5		
11202478	8/16/2022	2:00 PM	8/18/2022	1:00 PM	70	727 Miller Ave	513	5		
10071000	8/16/2022	2:00 PM	8/18/2022	1:00 PM	70	727 Miller Ave	605	6		

Device Placement Log

10070976	8/16/2022	2:00 PM	8/18/2022	1:00 PM	70	727 Miller Ave	615	6		
10070993	8/16/2022	2:00 PM	8/18/2022	1:00 PM	70	727 Miller Ave	701	7		
10070997	8/16/2022	2:00 PM	8/18/2022	1:00 PM	70	727 Miller Ave	717	7		

Appendix C

Quality Assurance Documentation

Project Quality Assurance

Quality Assurance measures were conducted in accordance with ANSI/AARST MAMF 2017, and included:

- *Duplicate* (co-located) measurement devices deployed at a rate of 10% of the measurement locations.
 - Results may not be twice or more than the co-located sample.

- *Blank* measurement devices, not exposed to indoor air, deployed at a rate of 5% of measurement locations.
 - Results may not be above the calculated lower limit of detection.
 - At a minimum of 50 test devices deployed, the number of blanks will be increased to 9, to include 3 laboratory blanks, 3 office blanks and 3 field blanks.
 - If more than 180 test devices are deployed, the blanks will be deployed at a standard rate of 5% blanks of the measurement locations.

- *Spike* measurement devices conducted at a rate of no less than 3% of sampling locations.
 - At a minimum of 100 units tested, the number of spikes increased to include 3 spiked devices from the sampling program batch to be tested and results received prior to beginning the sample deployment.

Device Location	Event Dates	Device Number	Result (pCi/L)		RPD	Device Type
727 Miller Ave, Unit 110	8/16/2022 to 8/18/2022	11202458	2.6	2.5	12.0%	Duplicate
		11202464	2.3			
727 Miller Ave, Unit 113	8/16/2022 to 8/18/2022	11202477	5.2	5.3	3.8%	Duplicate
		11202479	5.4			
727 Miller Ave, Unit 114	8/16/2022 to 8/18/2022	11202475	2.0	2.1	9.5%	Duplicate
		11202480	2.2			

727 Miller Ave, Unit 108	8/16/2022 to 8/18/2022	11202486	< 0.3	NA	Field Blank
727 Miller Ave, Unit 112	8/16/2022 to 8/18/2022	11202485	< 0.3	NA	Field Blank

PROTECTTM

ENVIRONMENTAL

PE Job Number: 22.12

Device Range: 10067501-10070000

Chamber Info		Storage Info	
Job Number:	205096	Radon Levels:	-
Start Date:	4/21/2022	Device Numbers:	-
Stop Date:	4/25/2022	Start/Stop Date:	-
Temperature:	72.4° F	Temperature:	70-75° F
Rel. Hum:	72.40%	Rel. Hum:	30-45%

Spikes

Device	Type	Manufacture	Range	Chamber	MV	TV	IRE
10067501	AC	Air Chek	10067501-10070000	Bowser-Morner	17.3	24.8	-30.2%
10067801	AC	Air Chek	10067501-10070000	Bowser-Morner	17.0	24.8	-31.5%
10067901	AC	Air Chek	10067501-10070000	Bowser-Morner	16.1	24.8	-35.1%
10068103	AC	Air Chek	10067501-10070000	Bowser-Morner	16.2	24.8	-34.7%
10068401	AC	Air Chek	10067501-10070000	Bowser-Morner	15.7	24.8	-36.7%
10068501	AC	Air Chek	10067501-10070000	Bowser-Morner	16.1	24.8	-35.1%
10068703	AC	Air Chek	10067501-10070000	Bowser-Morner	16.9	24.8	-31.9%
10069003	AC	Air Chek	10067501-10070000	Bowser-Morner	17.5	24.8	-29.4%
10069101	AC	Air Chek	10067501-10070000	Bowser-Morner	16.8	24.8	-32.3%
10069401	AC	Air Chek	10067501-10070000	Bowser-Morner	16.6	24.8	-33.1%
10069601	AC	Air Chek	10067501-10070000	Bowser-Morner	16.6	24.8	-33.1%
10069901	AC	Air Chek	10067501-10070000	Bowser-Morner	16.7	24.8	-32.7%

IRE = Individual Relative Error; MV = Measurable Value (from lab); TV = Target Value (from chamber)

Office/Lab Transit Blanks

Device	Type	Manufacture	Range	Chamber	MV	TV	In Control
10067701	AC	Air Chek	10067501-10070000	Bowser-Morner	0.3	< 0.3	YES
10068203	AC	Air Chek	10067501-10070000	Bowser-Morner	0.3	< 0.3	YES
10068603	AC	Air Chek	10067501-10070000	Bowser-Morner	0.3	< 0.3	YES
10068901	AC	Air Chek	10067501-10070000	Bowser-Morner	0.3	< 0.3	YES
10069301	AC	Air Chek	10067501-10070000	Bowser-Morner	0.3	< 0.3	YES
10069703	AC	Air Chek	10067501-10070000	Bowser-Morner	0.3	< 0.3	YES

Winnie Chevront

Winnie Chevront
QA Coordinator

Kyle Hoyleman

Kyle Hoyleman
QA Manager

PROTECT[™]

ENVIRONMENTAL

PE Job Number: 22.14

Device Range: 11201801-11203700, 10070001-10070600

Chamber Info		Storage Info	
Job Number:	205439	Radon Levels:	-
Start Date:	5/14/2022	Device Numbers:	-
Stop Date:	5/16/2022	Start/Stop Date:	-
Temperature:	70.1° F	Temperature:	70-75° F
Rel. Hum:	26.9%	Rel. Hum:	30-45%

Spikes

Device	Type	Manufacture	Range	Chamber	MV	TV	IRE
11201801	AC	Air Chek	11201801-11203700	Bowser-Morner	33.1	32.7	1.2%
11202101	AC	Air Chek	11201801-11203700	Bowser-Morner	30.3	32.7	-7.3%
11202201	AC	Air Chek	11201801-11203700	Bowser-Morner	30.7	32.7	-6.1%
11202401	AC	Air Chek	11201801-11203700	Bowser-Morner	30.9	32.7	-5.5%
11202702	AC	Air Chek	11201801-11203700	Bowser-Morner	32.4	32.7	-0.9%
11202801	AC	Air Chek	11201801-11203700	Bowser-Morner	30.3	32.7	-7.3%
11203001	AC	Air Chek	11201801-11203700	Bowser-Morner	32.0	32.7	-2.1%
11203301	AC	Air Chek	11201801-11203700	Bowser-Morner	27.9	32.7	-14.7%
11203401	AC	Air Chek	11201801-11203700	Bowser-Morner	30.4	32.7	-7.0%
10070001	AC	Air Chek	10070001-10070600	Bowser-Morner	27.7	32.7	-15.3%
10070101	AC	Air Chek	10070001-10070600	Bowser-Morner	26.5	32.7	-19.0%
10070301	AC	Air Chek	10070001-10070600	Bowser-Morner	28.2	32.7	-13.8%

IRE = Individual Relative Error; MV = Measurable Value (from lab); TV = Target Value (from chamber)

Office/Lab Transit Blanks

Device	Type	Manufacture	Range	Chamber	MV	TV	In Control
11202001	AC	Air Chek	11201801-11203700	Bowser-Morner	< 0.3	< 0.3	YES
11202501	AC	Air Chek	11201801-11203700	Bowser-Morner	< 0.3	< 0.3	YES
11202901	AC	Air Chek	11201801-11203700	Bowser-Morner	< 0.3	< 0.3	YES
11203201	AC	Air Chek	11201801-11203700	Bowser-Morner	< 0.3	< 0.3	YES
11203601	AC	Air Chek	11201801-11203700	Bowser-Morner	< 0.3	< 0.3	YES
10070401	AC	Air Chek	10070001-10070600	Bowser-Morner	< 0.3	< 0.3	YES



Winnie Cheuvront
QA Coordinator



Kyle Hoylman
QA Manager

PROTECTTM

ENVIRONMENTAL

PE Job Number: 22.17

Device Range: 10070601-10073100

Chamber Info		Storage Info	
Job Number:	206024	Radon Levels:	-
Start Date:	7/1/2022	Device Numbers:	-
Stop Date:	7/5/2022	Start/Stop Date:	-
Temperature:	69.3° F	Temperature:	70-75° F
Rel. Hum:	50.40%	Rel. Hum:	30-45%

Spikes

Device	Type	Manufacture	Range	Chamber	MV	TV	IRE
10070601	AC	Air Chek	10070601-10073100	Bowser-Morner	8.8	10.4	-15.4%
10070901	AC	Air Chek	10070601-10073100	Bowser-Morner	9.3	10.4	-10.6%
10071001	AC	Air Chek	10070601-10073100	Bowser-Morner	8.7	10.4	-16.3%
10071201	AC	Air Chek	10070601-10073100	Bowser-Morner	9.2	10.4	-11.5%
10071501	AC	Air Chek	10070601-10073100	Bowser-Morner	9.0	10.4	-13.5%
10071601	AC	Air Chek	10070601-10073100	Bowser-Morner	9.3	10.4	-10.6%
10071801	AC	Air Chek	10070601-10073100	Bowser-Morner	8.2	10.4	-21.2%
10072101	AC	Air Chek	10070601-10073100	Bowser-Morner	9.9	10.4	-4.8%
10072201	AC	Air Chek	10070601-10073100	Bowser-Morner	9.9	10.4	-4.8%
10072501	AC	Air Chek	10070601-10073100	Bowser-Morner	9.0	10.4	-13.5%
10072701	AC	Air Chek	10070601-10073100	Bowser-Morner	8.5	10.4	-18.3%
10073001	AC	Air Chek	10070601-10073100	Bowser-Morner	9.7	10.4	-6.7%

IRE = Individual Relative Error; MV = Measurable Value (from lab); TV = Target Value (from chamber)

Office/Lab Transit Blanks

Device	Type	Manufacture	Range	Chamber	MV	TV	In Control
10070801	AC	Air Chek	10070601-10073100	Bowser-Morner	< 0.3	< 0.3	YES
10071301	AC	Air Chek	10070601-10073100	Bowser-Morner	< 0.3	< 0.3	YES
10071701	AC	Air Chek	10070601-10073100	Bowser-Morner	< 0.3	< 0.3	YES
10072001	AC	Air Chek	10070601-10073100	Bowser-Morner	< 0.3	< 0.3	YES
10072401	AC	Air Chek	10070601-10073100	Bowser-Morner	< 0.3	< 0.3	YES
10072801	AC	Air Chek	10070601-10073100	Bowser-Morner	< 0.3	< 0.3	YES

Winnie Chevront

Winnie Chevront
QA Coordinator

Kyle Hoyleman

Kyle Hoyleman
QA Manager

Appendix D

Measurement Event Weather Conditions



Weather Summary

Facility: Maple Tower LDHA-Miller Manor

Address: 727 Miller Avenue, Ann Arbor, MI 48103

Placement Day: 8/16/2022

Retrieval Day: 8/18/2022

Date	Temperature (°F) Min	Temperature (°F) Max	Temperature (°F) Avg	Precipitation (Inches) Min	Precipitation (Inches) Max	Precipitation (Inches) Avg	Ground Cover (Snow/Ice inches) Min	Ground Cover (Snow/Ice inches) Max	Ground Cover (Snow/Ice inches) AVG	Wind (Speed in mph) Min	Wind (Speed in mph) Max	Wind (Speed in mph) Avg	Humidity (%) Min	Humidity (%) Max	Humidity (%) Avg
8/15/2022	65	81	73	0	0	0	0	0	0	0	13	7	41	80	61
8/16/2022	63	81	72	0	0	0	0	0	0	0	13	7	42	81	62
8/17/2022	61	81	71	0	0	0	0	0	0	0	15	8	43	93	68
8/18/2022	60	85	73	0	0.07	0	0	0	0	0	16	8	37	93	65
Overall Avg.	62	82	72	0	0.02	0	0	0	0	0	14	7	41	87	64

Appendix E

Professional Certification Documentation



Keith Hoylman Protect Environmental, LLC

Certified for Radon Measurement

- Certified by the National Radon Proficiency Program (NRPP)
- NRPP Certification #109193-RT
- Certified since: May 10, 2017
- Certification Expires: August 31, 2023

Certified for Radon Mitigation

- Certified by the National Radon Proficiency Program (NRPP)
- NRPP Certification #109309-RMT
- Certified since: August 2, 2017
- Certification Expires: August 31, 2023

Total NRPP Training/Education Credits: 103

- Multi-Family Measurement Certificate (MFM)
- Multi-Family Mitigation Certificate (MFMT)
- Radon Resistant New Construction Certificate (RRNC)



Kentucky

State Radon Office Contact

Clay Hardwick

Clay.hardwick@ky.gov

(502) 564-4856

Radon Office Website

American Association of Radon Scientists and Technologists (AARST)

- AARST Member ID: A5682
- Member since: May 10, 2017
- AARST Advanced Radon Measurement/Mitigation Professional (ARP)

Interested in becoming a Member of AARST?

Business Links

- [Protect Environmental, LLC Website](#)

Interested in becoming NRPP certified ?

Radon Levels in your state

Last updated on: August 13, 2021



Jimmy Rogers Protect Environmental

Certified for Radon Measurement

- Certified by the National Radon Proficiency Program (NRPP)
- NRPP Certification **#111911-RT**
- Certified since: March 1, 2021
- Certification Expires: March 31, 2023

Total NRPP Training/Education Credits: 16



Kentucky

State Radon Office Contact

Clay Hardwick

Clay.hardwick@ky.gov

(502) 564-4856

Radon Office Website

Business Links

- [Protect Environmental Website](#)

Interested in becoming a Member of
AARST?

Interested in becoming NRPP certified ?

Appendix F

EPA Radon Zone Map

Appendix G

Notification Documentation



Radon Measurement – Resident Notification (ST)

We will be conducting a radon assessment in your community. Your residence may be selected for placement of a measurement device. Access to your residence for purposes of placing and retrieving the measurement device may be necessary on the following dates:

Device Placement: **08/16/2022**

Device Retrieval: **08/18/2022**

During the measurement period, regardless of whether a measurement device is placed in your residence, you are required to maintain the following conditions to ensure a valid measurement:

- All windows must be kept closed. All exterior doors must be kept closed, except for normal entry and exit. **Windows and doors must be kept closed for a period of 12 hours prior to the device placement date and remain closed effect until the devices are retrieved.**
- Whole house fans must not be operated. Window air conditioning units may only be operated in recirculation mode. Portable window fans must be removed from the window or sealed in place.
- Fireplaces or combustion appliances, other than water heaters and cooking appliances, must not be operated unless they are your primary heat source.
- Ceiling fans, portable air filters, portable de-humidifiers, portable humidifiers or window air conditioning units operating in recirculation mode must not be operated within 20' of the measurement device.
- If a device is placed in your unit, the measurement device must not be touched, tampered with, covered, removed, or altered, and the location of the device must not be changed. Your HVAC system must be operated in the normal range – your thermostat should not be adjusted drastically, and your fan should be set in normal mode.

The technician placing and retrieving the devices is required to report any failure to maintain closed-building conditions. Failure to maintain these conditions could result in an invalid measurement and require the measurement to be repeated.

Your assistance in helping to ensure a valid measurement is greatly appreciated! Contact your management office with questions regarding this notification.

Thank you.



Radon Measurement – Responsible Party Notification (ST)

Date: July 27, 2022

Measurement Location: Maple Tower LDHA 2000 South Industrial Ann Arbor, MI

Measurement Period: 08/16/2022 through 08/19/2022

During the measurement period, the following conditions must be maintained in each residence (regardless of whether or not the unit contains a measurement device) and all common areas in the building to ensure a valid measurement:

- All windows must be kept closed. All exterior doors must be kept closed, except for normal entry and exit. **Windows and doors must be kept closed for a minimum period of 12 hours prior to device placement and remain closed until device retrieval.**
- Whole house fans must not be operated. Window air conditioning units may only be operated in recirculation mode. Portable window fans must be removed from the window or sealed in place.
- Fireplaces or combustion appliances, other than water heaters and cooking appliances, must not be operated unless they are the primary heat source.
- Ceiling fans, portable air filters, portable de-humidifiers, portable humidifiers or window air conditioning units operating in recirculation mode must not be operated within 20' measurement devices.
- The measurement device must not be touched, tampered with, covered, removed or altered, and the location of the device must not be changed. HVAC systems must be operated in the normal range – thermostats should not be adjusted drastically and air handlers should be set in normal mode.
- Unusual occurrences that could affect the measurement, such as power outages or extreme weather conditions, must be reported to Protect Environmental.

The technician placing and retrieving the devices is required to report any failure to maintain measurement conditions. Failure to maintain measurement conditions may result in an invalid measurement and require the measurement to be repeated.

As the responsible party for the measurement location listed above, I hereby acknowledge receipt of this Measurement Conditions Notification and agree to make reasonable efforts to ensure the conditions outlined herein are maintained throughout the measurement period.

Beth Garoch

Responsible Party