

RADON MITIGATION SYSTEMS

The installation of a radon mitigation system is recommended when a radon test indicates radon levels in the home are at or above the U.S. Environmental Protection Agency action level of 4 picocuries per liter (pCi/L).

Types of Systems

Over 99 percent of radon systems are of the subslab depressurization type. Subslab depressurization systems use a fan to create suction beneath the slab(s) in contact with the ground and discharge above the roofline where the radon is dispersed.

Typical Installation Costs

Costs can vary, but most installations fall between \$800 and \$1,200. Cost factors may include local market forces, subslab material, size of the home's footprint, and building construction techniques.

Pennsylvania Radon Mitigation Standards

In Pennsylvania, all radon mitigation systems must be installed by Pennsylvania certified radon mitigators and follow Department of Environmental Protection (DEP) regulations found in Title 25, Chapter 240.308 and DEP's publication entitled *Pennsylvania Radon Mitigation Standards* (available at the website listed below). A condensed Consumer Radon Mitigation Checklist is on the reverse side of this fact sheet.

Follow-Up Testing

A follow-up test after mitigation is the only way to know if the system is reducing levels to below 4 pCi/L. This test should be done no sooner than 24 hours after activation of the system. If the system is installed in the summer, it is reasonable to do another test in the opposite season (winter) to ensure it is still operating properly.

Recommendations on Hiring a Mitigator

1. Ensure the person is Pennsylvania-certified to do the work. A list of certified radon mitigators is available on the DEP website at: <http://www.dep.pa.gov/Business/RadiationProtection/RadonDivision/Certification/Pages/ServicesDirectory.aspx> or you can also call the Radon Hotline at 800-237-2366.
2. It is recommended to have the contractor visit the house to provide a bid. Several bids may be appropriate.
3. Carefully check the written bid/contract to ensure the contractor's guarantee is to get the home below 4 pCi/L for the quoted price. Verify that verbal and written guarantees match.

Fan Longevity

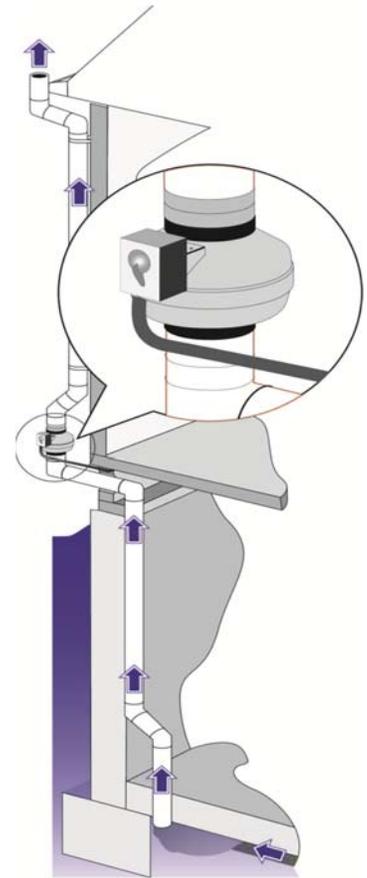
Most radon fans have a five-year manufacturer's warranty and will typically last much longer.

System Operating Costs

Annual operating costs may be from \$30 to over \$100 based on fan size, access to crack sealing at time of installation, and other variables. For more consumer information on radon, please read the Pennsylvania Consumer's Guide to Radon Reduction at: http://www.elibrary.dep.state.pa.us/dsweb/Get/Document-111766/2900-BK-DEP1554%20Consumer_s%20Guide.pdf.

Additional Information

For more information, visit www.dep.pa.gov or contact DEP's Radon Hotline at 800-237-2366.



**Commonwealth of Pennsylvania
Department of Environmental Protection
Bureau of Radiation Protection**

Consumer Radon Mitigation Checklist

From the Pennsylvania Radon Mitigation Standards (effective December 1, 1997).

This checklist is for an active subslab depressurization system. A “**yes**” answer below indicates proper installation.

1. Has a radon test been performed after mitigation? **yes** no
 - a. Do you have the test results? **yes** no
2. Does the radon system discharge above the edge of the roof? **yes** no
3. Is the fan located in an attic, garage or outside the building shell? **yes** no
4. Is there a gauge on one of the pipes to monitor the radon system? **yes** no
5. Does the system label include:
 - a. Installer’s name and phone number? **yes** no
 - b. Installer’s DEP certification number? **yes** no
6. Is there an information packet attached to the system? **yes** no
7. Are accessible cracks caulked and sealed in the basement? **yes** no

Comments: _____

If there are any discrepancies with the radon mitigation system, call the mitigator and request action to bring the system into compliance. If no action is made, call the Pennsylvania Radon Hotline at 800-23RADON (800-237-2366) or mail details (please include photo if possible) to:

Department of Environmental Protection
Bureau of Radiation Protection
Attention: Radon Division
P.O. Box 8469
Harrisburg, PA 17105-8469