

United States Environmental Protection Agency Region 6
PROGRESS REPORT
CARLISLE VILLAGE CLEANERS RSE: MARCH 2024 DIAGNOSTIC TESTING
EVENT

Date: March 20, 2024, through March 27, 2024

From: Alejandro Lara Jr.

Subject: Carlisle Village Cleaners
RSE: March 2024
Diagnostic Testing Event,
Albuquerque, NM

RSE update for the Week of March 20, 2024, through March 27, 2024

This week, the EPA's objective was to conduct the March 2024 RSE diagnostic testing event at the Carlisle Site and the Life Tabernacle Church, hand out and get the Post-Removal Site Controls Letter signed by the property owners that fall within the removal study area, and change the 12 on-site APU filters. The Site comprises five commercial properties within the Carlisle Shopping Village strip mall: Child Counseling Center at 1025 Hermosa Dr. SE and Coffee Warehouse at 3611 Simms Ave. SE, Coffee Office Space located at 3609 Simms Ave. SE, Realtor located at 3607 Simms Ave. SE, and an art studio located at 1022 Carlisle Blvd. SE. Additionally, The Life Tabernacle Church is located south of the Site at 1112 Carlisle Blvd. SE. The diagnostic testing event aimed to assess the potential effectiveness and layout for a full-scale sub-slab depressurization (SSD) system for each property. The diagnostic testing for each building included determining the differential pressure field and radius of influence from an installed node with an applied vacuum, obtaining data to determine the number of SSD suction nodes, and collecting sub-slab vapor samples to evaluate the SSD systems off-gas and determine if treatment is needed. The Realtor located at 3607 Simms Ave did not receive any diagnostic testing or sub-slab sampling due to cracks and anomalies in the foundation.

- A total of 11 sub-slab gas samples were collected from five commercial properties.
- 12 APU filters were changed in five commercial properties.

While diagnostic testing and sampling were conducted, EPA visited all the properties within the removal study area to present them with the Carlisle Village Cleaners Post-Removal Site Controls letter.

- A total of 38 properties, including 18 commercial and 20 residential, fall within the EPA removal study area.
- Out of the 38 properties within the EPA removal study area, as of 3/28/2024, eight properties have been attempted, 27 properties have approved, and three properties have denied the Post-Removal Site Controls agreement.

At the beginning of the week, Site conditions were primarily sunny, and temperatures ranged from the mid-40s in the mornings to the high-60s during the afternoon. In the middle to end of the week, scattered rain and graupel storms occurred throughout the day, and temperatures ranged from the

high-30s in the mornings to the high-40s during the afternoon. Wind gusts ranged from light to medium throughout the week.

There were no safety issues on-site. Safety focuses included but were not limited to safe driving, hydration, pinch points, slips, trips, falls, ear and hand protection around equipment, proper PPE, housekeeping, hygiene on and off-site, adequate rest, and communication amongst team and individuals on the Site.

Planned Activities

EPA will analyze the sub-slab samples and use the diagnostic testing monitoring data from the properties to design an adequate SSD system. EPA will continue to change the APU filters every two months and prepare for the Time-Critical Removal Action and VIMS installation kick-off in the Summer of 2024.

Key Issues

There are no resource, technical, logistical, political, or socio-economic challenges or concerns on-site at this time.