



Suburban Property Inspections

Know what to expect - INSPECTsm
Family owned and operated since 1988

Important Notice

PA DEP New Guidelines on Radon Testing Effective 01/24/2019!



What has changed?

Weather Requirements: Severe weather, forecasted or actual, requires 96 hour placement for valid results. This includes wind or gusts of wind 30mph or higher.

Movement & Tamper Indicators: Certified Radon Testers are required to use and document any anomalies.

HVAC Requirements: Wood and/or coal stoves cannot be used unless they are normal sources of heat for the building. HVAC air handling system fans may not be set to "on" unless properly marked as Radon Mitigation System.

Closed House Conditions: The Radon Non-Interference Agreement provides specific details of what is needed to ensure accurate and valid results. *Any structural opening (i.e. broken window) must be corrected prior to testing.

New Construction Testing: There is a specific list of prerequisites for the property prior to testing. Please see the Chapter 240 document for further details.

Reporting: The DEP is requiring certified testers to provide a copy of the Radon Report to the owner/occupant of the property.

How does this affect you?

Radon Testing will likely be extended to 96 hours by certified testers to ensure that most weather events will not adversely affect getting valid results.

48 hour testing may still be available in certain circumstances, but if a severe weather event occurs during this time period of testing, the DEP requires a comment on the report regarding the validity being questionable.

For a property to be tested for Radon, the HVAC system needs to be operational and set to a normal temperature.

Interested in learning more?

For the complete Chapter 240 Guidelines, please click [here](#) .

Questions? Please contact our office at 866-866-6700.