

October 23, 2023

BRRTS # 02-14-287206

Ms. Cindy Koepke  
WDNR – SC Region  
3911 Fish Hatchery Road  
Fitchburg, WI 53711

**RE: Closure - Remaining Action Documentation  
Former Frei Oil  
207 Highway Street - Horicon, WI 53032  
Project #T222-045**

Dear Ms. Koepke,

True North Consultants, Inc. (True North) recently completed the activities requested in the conditional closure letter for the site. These activities included abandonment of the monitoring wells and photographic documentation of the sidewalk that was a structural impediment during the remedial excavation. The conditional closure letter also mentioned investigative waste; no investigative waste remaining was present at the site since those materials had been removed previously.


On October 19, 2023 True North personnel visited to the site to complete the requested activities. Each of the four monitoring wells were located, water levels were measured, and the wells were abandoned by filling them with bentonite chips. The abandonment forms for the well remaining at the site, MW-1, MW2R, MW-3, and MW-4, are attached.

While on site photographs were taken of the sidewalk along the northwest part of the site. The photographs were compiled along with a description for each of the photos. That information is included as an attachment.

Finally, the modified “Residual Soil Contamination Map” (B.2.b.) for the closure packet requested by the department is attached.

You can contact me at 608.220.4847 or [mfryman@consulttruenorth.com](mailto:mfryman@consulttruenorth.com) with any questions.

Regards,  
TRUE NORTH CONSULTANTS



Mark Fryman  
Project Consultant

Enclosures

Well Abandonment Forms (4)  
Structural Impediment Photographic Documentation  
Attachment B.2.b. - Residual Soil Contamination Map

**Notice:** Completion of this report is required by chs. 160, 281, 283, 289, 291-293, 295, and 299, Wis. Stats., and chs. NR 141 and 812, Wis. Adm. Code. In accordance with chs. 281, 289, 291-293, 295, and 299, Wis. Stats., failure to file this form may result in a forfeiture of between \$10-25,000, or imprisonment for up to one year, depending on the program and conduct involved. Personally identifiable information on this form is not intended to be used for any other purpose. Return form to the appropriate DNR office and bureau. See instructions on reverse for more information.

**Route to DNR Bureau:**

**Verification Only of Fill and Seal**

- Drinking Water       Watershed/Wastewater       Remediation/Redevelopment  
 Waste Management       Other: \_\_\_\_\_

**1. Well Location Information**      **2. Facility / Owner Information**

County: Dodge      WI Unique Well # of Removed Well: \_\_\_\_\_      Hicap #: \_\_\_\_\_

Latitude / Longitude (see instructions): \_\_\_\_\_ N      Format Code:  DD      Method Code:  GPS008  
 \_\_\_\_\_ W       DDM       SCR002  
 \_\_\_\_\_       OTH001

¼ / ¼ SW      ¼ SW      Section: 6      Township: 11 N      Range: 16       E       W

or Gov't Lot # \_\_\_\_\_

Well Street Address: 207 Highway Street

Well City, Village or Town: City of Horicon      Well ZIP Code: 53032

Subdivision Name: \_\_\_\_\_      Lot #: \_\_\_\_\_

Facility Name: Frei Oil Company (former)

Facility ID (FID or PWS): BRRTS: 02-14-287206

License/Permit/Monitoring #: \_\_\_\_\_

Original Well Owner: Mark Franz Jr.

Present Well Owner: Mark Franz Jr.

Mailing Address of Present Owner: 421 Barstow Street

City of Present Owner: Horicon      State: WI      ZIP Code: 53032

Reason for Removal from Service: No Longer Needed      WI Unique Well # of Replacement Well: \_\_\_\_\_

**3. Filled & Sealed Well / Drillhole / Borehole Information**

Monitoring Well      Original Construction Date (mm/dd/yyyy): 09/03/2015

Water Well

Borehole / Drillhole      If a Well Construction Report is available, please attach.

Construction Type:  Drilled       Driven (Sandpoint)       Dug

Other (specify): \_\_\_\_\_

Formation Type:  Unconsolidated Formation       Bedrock

Total Well Depth From Ground Surface (ft.): 15      Casing Diameter (in.): 2

Lower Drillhole Diameter (in.): 8.25      Casing Depth (ft.): 5

Was well annular space grouted?  Yes       No       Unknown

If yes, to what depth (feet): 3      Depth to Water (feet): 7.21

**4. Pump, Liner, Screen, Casing & Sealing Material**

Pump and piping removed?  Yes       No       N/A

Liner(s) removed?  Yes       No       N/A

Liner(s) perforated?  Yes       No       N/A

Screen removed?  Yes       No       N/A

Casing left in place?  Yes       No       N/A

Was casing cut off below surface?  Yes       No       N/A

Did sealing material rise to surface?  Yes       No       N/A

Did material settle after 24 hours?  Yes       No       N/A

If yes, was hole retopped?  Yes       No       N/A

If bentonite chips were used, were they hydrated with water from a known safe source?  Yes       No       N/A

Required Method of Placing Sealing Material:  Conductor Pipe-Gravity       Conductor Pipe-Pumped

Screened & Poured (Bentonite Chips)       Other (Explain): \_\_\_\_\_

Sealing Materials:  Neat Cement Grout       Concrete

Sand-Cement (Concrete) Grout       Bentonite Chips

For Monitoring Wells and Monitoring Well Boreholes Only:

Bentonite Chips       Bentonite - Cement Grout

Granular Bentonite       Bentonite - Sand Slurry

**5. Material Used to Fill Well / Drillhole**

	From (ft.)	To (ft.)	No. Yards, Sacks Sealant or Volume (circle one)	Mix Ratio or Mud Weight
Bentonite Chips - CETCO Purgold medium	Surface	15	0.5 sacks	

**6. Comments**

MW-1

**7. Supervision of Work**      **DNR Use Only**

Name of Person or Firm Doing Filling & Sealing: Mark Fryman - True North Consultants      License #: \_\_\_\_\_      Date of Filling & Sealing or Verification (mm/dd/yyyy): 10/19/2023

Street or Route: 525 Junction Road - Suite 5800      Telephone Number: ( 608 ) 220-4847

City: Madison      State: WI      ZIP Code: 53717

Signature of Person Doing Work: *Mark D. Fryman*      Date Signed: \_\_\_\_\_

**Notice:** Completion of this report is required by chs. 160, 281, 283, 289, 291-293, 295, and 299, Wis. Stats., and chs. NR 141 and 812, Wis. Adm. Code. In accordance with chs. 281, 289, 291-293, 295, and 299, Wis. Stats., failure to file this form may result in a forfeiture of between \$10-25,000, or imprisonment for up to one year, depending on the program and conduct involved. Personally identifiable information on this form is not intended to be used for any other purpose. Return form to the appropriate DNR office and bureau. See instructions on reverse for more information.

**Route to DNR Bureau:**

**Verification Only of Fill and Seal**

- Drinking Water       Watershed/Wastewater       Remediation/Redevelopment  
 Waste Management       Other: \_\_\_\_\_

**1. Well Location Information**      **2. Facility / Owner Information**

County: Dodge  
 WI Unique Well # of Removed Well: VR849  
 Hicap #:

Facility Name: Frei Oil Company (former)  
 Facility ID (FID or PWS):

Latitude / Longitude (see instructions): \_\_\_\_\_ N \_\_\_\_\_ W  
 Format Code:  DD  DDM  
 Method Code:  GPS008  SCR002  OTH001

BRRTS: 02-14-287206  
 License/Permit/Monitoring #:

1/4 SW or Gov't Lot #: \_\_\_\_\_  
 Section: 6      Township: 11 N      Range: 16       E  W

Original Well Owner: Mark Franz Jr.

Well Street Address: 207 Highway Street

Present Well Owner: Mark Franz Jr.

Well City, Village or Town: City of Horicon  
 Well ZIP Code: 53032

Mailing Address of Present Owner: 421 Barstow Street

Subdivision Name: \_\_\_\_\_  
 Lot #: \_\_\_\_\_

City of Present Owner: Horicon      State: WI      ZIP Code: 53032

Reason for Removal from Service: No Longer Needed  
 WI Unique Well # of Replacement Well: \_\_\_\_\_

**4. Pump, Liner, Screen, Casing & Sealing Material**

**3. Filled & Sealed Well / Drillhole / Borehole Information**  
 Monitoring Well      Original Construction Date (mm/dd/yyyy): 7/18/2019  
 Water Well  
 Borehole / Drillhole      If a Well Construction Report is available, please attach.

- Pump and piping removed?  Yes  No  N/A  
 Liner(s) removed?  Yes  No  N/A  
 Liner(s) perforated?  Yes  No  N/A  
 Screen removed?  Yes  No  N/A  
 Casing left in place?  Yes  No  N/A

Construction Type:  
 Drilled       Driven (Sandpoint)       Dug  
 Other (specify): \_\_\_\_\_

- Was casing cut off below surface?  Yes  No  N/A  
 Did sealing material rise to surface?  Yes  No  N/A  
 Did material settle after 24 hours?  Yes  No  N/A  
 If yes, was hole retopped?  Yes  No  N/A  
 If bentonite chips were used, were they hydrated with water from a known safe source?  Yes  No  N/A

Formation Type:  
 Unconsolidated Formation       Bedrock

Required Method of Placing Sealing Material:  
 Conductor Pipe-Gravity       Conductor Pipe-Pumped  
 Screened & Poured (Bentonite Chips)       Other (Explain): \_\_\_\_\_

Total Well Depth From Ground Surface (ft.): 14  
 Casing Diameter (in.): 2

Sealing Materials:  
 Neat Cement Grout       Concrete  
 Sand-Cement (Concrete) Grout       Bentonite Chips

Lower Drillhole Diameter (in.): 8.25  
 Casing Depth (ft.): 4

For Monitoring Wells and Monitoring Well Boreholes Only:  
 Bentonite Chips       Bentonite - Cement Grout  
 Granular Bentonite       Bentonite - Sand Slurry

Was well annular space grouted?  Yes  No  Unknown  
 If yes, to what depth (feet)? 2      Depth to Water (feet): 6.40

**5. Material Used to Fill Well / Drillhole**

	From (ft.)	To (ft.)	No. Yards, Sacks Sealant or Volume (circle one)	Mix Ratio or Mud Weight
Bentonite Chips - CETCO Purgold medium	Surface	14	0.5 sacks	

**6. Comments**

MW-2R

**7. Supervision of Work**      **DNR Use Only**

Name of Person or Firm Doing Filling & Sealing: Mark Fryman - True North Consultants  
 License #: \_\_\_\_\_      Date of Filling & Sealing or Verification (mm/dd/yyyy): 10/19/2023  
 Date Received: \_\_\_\_\_      Noted By: \_\_\_\_\_

Street or Route: 525 Junction Road - Suite 5800      Telephone Number: ( 608 ) 220-4847  
 Comments: \_\_\_\_\_

City: Madison      State: WI      ZIP Code: 53717  
 Signature of Person Doing Work: *Mark D. Fryman*      Date Signed: \_\_\_\_\_

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**Route to DNR Bureau:**

**Verification Only of Fill and Seal**

- Drinking Water       Watershed/Wastewater       Remediation/Redevelopment  
 Waste Management       Other: \_\_\_\_\_

**1. Well Location Information**      **2. Facility / Owner Information**

County: Dodge      WI Unique Well # of Removed Well: \_\_\_\_\_      Hicap #: \_\_\_\_\_

Latitude / Longitude (see instructions): \_\_\_\_\_ N      Format Code:  DD      Method Code:  GPS008  
 \_\_\_\_\_ W       DDM       SCR002  
 \_\_\_\_\_       OTH001

¼ / ¼ SW      ¼ SW      Section: 6      Township: 11 N      Range: 16       E       W

or Gov't Lot #: \_\_\_\_\_

Well Street Address: 207 Highway Street

Well City, Village or Town: City of Horicon      Well ZIP Code: 53032

Subdivision Name: \_\_\_\_\_      Lot #: \_\_\_\_\_

Facility Name: Frei Oil Company (former)

Facility ID (FID or PWS): BRRTS: 02-14-287206

License/Permit/Monitoring #: \_\_\_\_\_

Original Well Owner: Mark Franz Jr.

Present Well Owner: Mark Franz Jr.

Mailing Address of Present Owner: 421 Barstow Street

City of Present Owner: Horicon      State: WI      ZIP Code: 53032

Reason for Removal from Service: No Longer Needed      WI Unique Well # of Replacement Well: \_\_\_\_\_

**3. Filled & Sealed Well / Drillhole / Borehole Information**

Monitoring Well      Original Construction Date (mm/dd/yyyy): 09/03/2015

Water Well

Borehole / Drillhole      If a Well Construction Report is available, please attach.

Construction Type:  Drilled       Driven (Sandpoint)       Dug

Other (specify): \_\_\_\_\_

Formation Type:  Unconsolidated Formation       Bedrock

Total Well Depth From Ground Surface (ft.): 15      Casing Diameter (in.): 2

Lower Drillhole Diameter (in.): 8.25      Casing Depth (ft.): 5

Was well annular space grouted?  Yes       No       Unknown

If yes, to what depth (feet)? 3      Depth to Water (feet): 5.66

**4. Pump, Liner, Screen, Casing & Sealing Material**

Pump and piping removed?  Yes       No       N/A

Liner(s) removed?  Yes       No       N/A

Liner(s) perforated?  Yes       No       N/A

Screen removed?  Yes       No       N/A

Casing left in place?  Yes       No       N/A

Was casing cut off below surface?  Yes       No       N/A

Did sealing material rise to surface?  Yes       No       N/A

Did material settle after 24 hours?  Yes       No       N/A

If yes, was hole retopped?  Yes       No       N/A

If bentonite chips were used, were they hydrated with water from a known safe source?  Yes       No       N/A

Required Method of Placing Sealing Material:  Conductor Pipe-Gravity       Conductor Pipe-Pumped

Screened & Poured (Bentonite Chips)       Other (Explain): \_\_\_\_\_

Sealing Materials:  Neat Cement Grout       Concrete

Sand-Cement (Concrete) Grout       Bentonite Chips

For Monitoring Wells and Monitoring Well Boreholes Only:

Bentonite Chips       Bentonite - Cement Grout

Granular Bentonite       Bentonite - Sand Slurry

**5. Material Used to Fill Well / Drillhole**

	From (ft.)	To (ft.)	No. Yards, Sacks Sealant or Volume (circle one)	Mix Ratio or Mud Weight
Bentonite Chips - CETCO Purgold medium	Surface	15	0.5 sacks	

**6. Comments**

MW-3

**7. Supervision of Work**      **DNR Use Only**

Name of Person or Firm Doing Filling & Sealing: Mark Fryman - True North Consultants      License #: \_\_\_\_\_      Date of Filling & Sealing or Verification (mm/dd/yyyy): 10/19/2023

Street or Route: 525 Junction Road - Suite 5800      Telephone Number: ( 608 ) 220-4847      Date Received: \_\_\_\_\_      Noted By: \_\_\_\_\_

City: Madison      State: WI      ZIP Code: 53717      Signature of Person Doing Work: *Mark D. Fryman*      Date Signed: \_\_\_\_\_

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**Route to DNR Bureau:**

**Verification Only of Fill and Seal**

- Drinking Water       Watershed/Wastewater       Remediation/Redevelopment  
 Waste Management       Other: \_\_\_\_\_

**1. Well Location Information**      **2. Facility / Owner Information**

County: Dodge      WI Unique Well # of Removed Well: \_\_\_\_\_      Hicap #: \_\_\_\_\_

Latitude / Longitude (see instructions): \_\_\_\_\_ N      Format Code:  DD      Method Code:  GPS008  
 \_\_\_\_\_ W       DDM       SCR002  
 \_\_\_\_\_       OTH001

¼ / ¼ SW      ¼ SW      Section: 6      Township: 11 N      Range: 16       E       W

or Gov't Lot #: \_\_\_\_\_

Well Street Address: 207 Highway Street

Well City, Village or Town: City of Horicon      Well ZIP Code: 53032

Subdivision Name: \_\_\_\_\_      Lot #: \_\_\_\_\_

Facility Name: Frei Oil Company (former)

Facility ID (FID or PWS): BRRTS: 02-14-287206

License/Permit/Monitoring #: \_\_\_\_\_

Original Well Owner: Mark Franz Jr.

Present Well Owner: Mark Franz Jr.

Mailing Address of Present Owner: 421 Barstow Street

City of Present Owner: Horicon      State: WI      ZIP Code: 53032

Reason for Removal from Service: No Longer Needed      WI Unique Well # of Replacement Well: \_\_\_\_\_

**3. Filled & Sealed Well / Drillhole / Borehole Information**

Monitoring Well      Original Construction Date (mm/dd/yyyy): 09/03/2015

Water Well

Borehole / Drillhole      If a Well Construction Report is available, please attach.

Construction Type:  Drilled       Driven (Sandpoint)       Dug

Other (specify): \_\_\_\_\_

Formation Type:  Unconsolidated Formation       Bedrock

Total Well Depth From Ground Surface (ft.): 14      Casing Diameter (in.): 2

Lower Drillhole Diameter (in.): 8.25      Casing Depth (ft.): 4

Was well annular space grouted?  Yes       No       Unknown

If yes, to what depth (feet?): 3      Depth to Water (feet): 5.84

**4. Pump, Liner, Screen, Casing & Sealing Material**

Pump and piping removed?  Yes       No       N/A

Liner(s) removed?  Yes       No       N/A

Liner(s) perforated?  Yes       No       N/A

Screen removed?  Yes       No       N/A

Casing left in place?  Yes       No       N/A

Was casing cut off below surface?  Yes       No       N/A

Did sealing material rise to surface?  Yes       No       N/A

Did material settle after 24 hours?  Yes       No       N/A

If yes, was hole retopped?  Yes       No       N/A

If bentonite chips were used, were they hydrated with water from a known safe source?  Yes       No       N/A

Required Method of Placing Sealing Material:  Conductor Pipe-Gravity       Conductor Pipe-Pumped

Screened & Poured (Bentonite Chips)       Other (Explain): \_\_\_\_\_

Sealing Materials:  Neat Cement Grout       Concrete

Sand-Cement (Concrete) Grout       Bentonite Chips

For Monitoring Wells and Monitoring Well Boreholes Only:

Bentonite Chips       Bentonite - Cement Grout

Granular Bentonite       Bentonite - Sand Slurry

**5. Material Used to Fill Well / Drillhole**

	From (ft.)	To (ft.)	No. Yards, Sacks Sealant or Volume (circle one)	Mix Ratio or Mud Weight
Bentonite Chips - CETCO Purgold medium	Surface	14	0.5 sacks	

**6. Comments**

MW-4

**7. Supervision of Work**      **DNR Use Only**

Name of Person or Firm Doing Filling & Sealing: Mark Fryman - True North Consultants      License #: \_\_\_\_\_      Date of Filling & Sealing or Verification (mm/dd/yyyy): 10/19/2023

Street or Route: 525 Junction Road - Suite 5800      Telephone Number: ( 608 ) 220-4847      Date Received: \_\_\_\_\_      Noted By: \_\_\_\_\_

City: Madison      State: WI      ZIP Code: 53717      Signature of Person Doing Work: *Mark D. Fryman*      Date Signed: \_\_\_\_\_

**Structural Impediment Photographs  
Frei Oil (former)  
BRRTS: 02-14-287206**



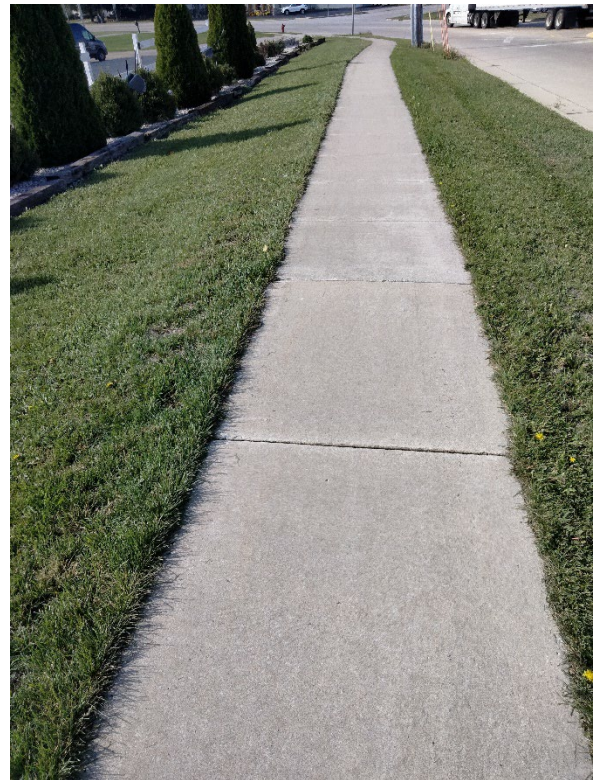
**Sidewalk – Looking to North**



**Sidewalk – Looking to South**

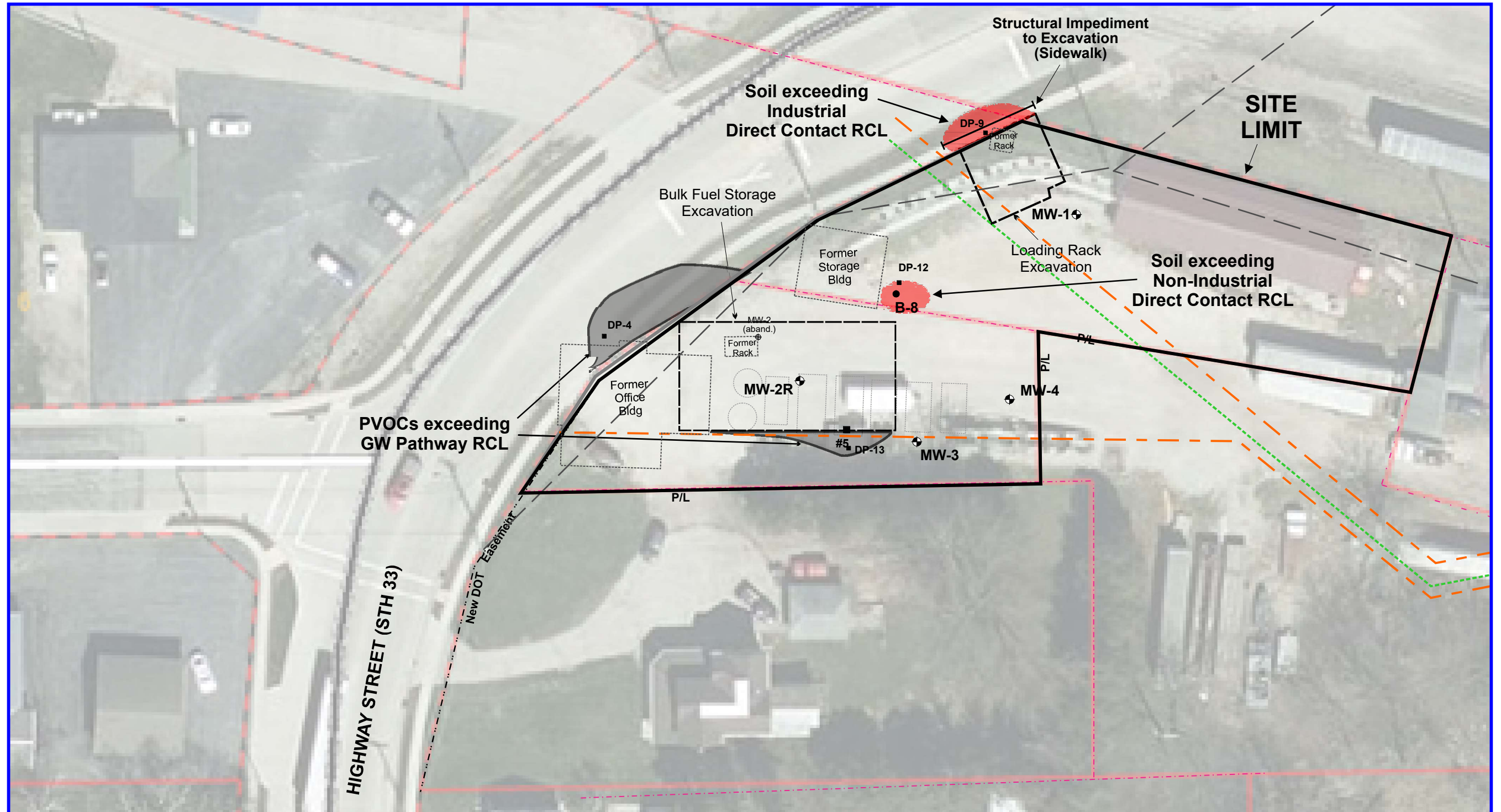


**Remedial Excavation Area and Sidewalk**



**Sidewalk Condition**

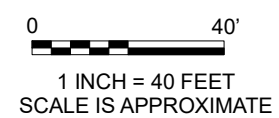
- All photographs were taken on October 19, 2023



**LEGEND**

- GB-8 ◆ - DOT Corridor Assessment Boring (2005)
- DP-7 ■ - Phase II Boring (2006)
- B-10 ● - Supplemental Assessment Boring (2014)
- MW-4 ◆ - Monitoring Well Location
- #4 ■ - Remedial Excavation Sample

- Overhead Electric
- Stormwater Sewer
- Sanitary Sewer



**ATTACHMENT B.2.b.**  
**RESIDUAL SOIL CONTAMINATION**

525 JUNCTION ROAD  
SUITE 5800  
MADISON, WI



CLIENT  
MARK FRANZ, JR.  
421 BARSTOW STREET  
HORICON, WI 53032

SITE LOCATION  
FREI OIL COMPANY (Former)  
207 HIGHWAY STREET  
HORICON, WI 53032

PROJECT NUMBER	T222-045
DATE	05/10/2023
SOURCE	Dodge County Public Mapping Field Measurements