



# City of Gahanna

200 South Hamilton Road  
Gahanna, Ohio 43230

## Meeting Minutes Infrastructure Capital Review Committee

*Michael Schnetzer, Chair*  
*Karen J. Angelou*  
*Nancy R. McGregor*

---

Monday, April 23, 2018

6:00 PM

Committee Room

---

### CALL TO ORDER

Chair Schnetzer called the meeting to order at 6:00 p.m.

**Present** 3 - Michael Schnetzer, Nancy R. McGregor, and Karen J. Angelou

### DISCUSSION ITEMS

#### - Enterprise Systems

Schnetzer reviewed what the Committee will be looking at and what was discussed at the last committee; looking at water, sewer, and storm sewer tonight; looking at the scope of each system; are there lift stations, pump stations, towers, etc.; Priestas said water distribution - our water is master meter; no treatment facilities; have several master meters where we receive water from City of Columbus; explained types of valves; have water tower; have 2 booster stations; all treated by City of Columbus; comprised of main trunk lines and collection systems; have man holes; several lift stations; Angelou confirmed one on old James Road will be gone; Priestas said yes and there is one at Creekside, one on Brookview; have multiple; Schnetzer asked what a lift station is; Priestas explained; typographic restraints; storm sewer, there is no treatment; collection systems vary; water quality devices remove sediment and debris; Angelou confirmed part of piggy back tax goes to storm water; Franey explained the breakdown; why residential homes receive an offset credit; Schnetzer asked what the age and condition of those various systems are; Franey said in perfect world, all enterprise systems would be set up and be as detailed as streets and bridges; in the midst of an asset management program; where we are headed with all of those; possibly next year might be able to answer that in the same way we speak to streets; we do maintenance and regular inspections; Angelou asked if all is covered in GIS; Priestas said yes, but we constantly find things and are correcting and updating; Schnetzer asked if it is possible to put an average age on enterprise systems; Priestas said we have very old and newer systems; Schnetzer asked for expected life of assets; Priestas said 50-70 years for all of those; Angelou asked if we

can see a water main break in asset management program; Priestas said yes; Schnetzer asked if there are any big projects or dates for these replacements; Franey said capital for these fall under different categories; some is for new installations; some is for routine inspections; can determine that some projects that need done; that can go in capital; then we have routine debt service; put some money aside for projects that we know will come up but we cannot predict those; Franey passed out a handout explaining further; McGregor asked about relining older sewers; are there any coming up; Priestas said yes we have one on tonight's agenda; every 10 years we look at every sanitary sewer in the City; Franey said a lot of those costs are in operations, not capital; Angelou asked for clarification of what debt service covers; Schnetzer asked about growth and capacity; how do we know if the stuff added in 1986 with growth is meeting the needs; Priestas said we are constantly evaluating to know we are meeting the needs and do not lag behind; Schnetzer asked what is needed for a large development; Priestas said work closely with new development to identify needs; usually with a development, and there are extensions, most of the time those are development worn costs; Schnetzer asked about future development and planning; Priestas said take into account the area and potential growth; things can change with density, size of development, location; Schnetzer asked where we connect with Columbus; Priestas explained where the connection points are; Angelou asked if there are residences without sanitary sewer; Priestas said in excess of 100 parcels; is a goal; Schnetzer asked about the inadequacy of a trunk line; where are we at with capacity; Priestas said not sure overall percentage of use within the system; can look into it; Schnetzer asked about costs passed to Columbus and more detail into the rates; Franey explained in detail; said we try and put together all of our expenses; is chicken before the egg; look at money in bank at end of year, expenses, and how much money we need to bring in; all play a part in the rate in the end; expenses for operational needs go in; wait for City of Columbus to determine their rates; those are the single highest we have in utility billing; Schnetzer asked about general fund for reserve policy; Franey said we do not have a formal reserve policy; try to follow AWWA recommendations; is a range; Angelou said we can add that to our policy; Schnetzer said is a policy that has not been codified; McGregor asked about infiltration into sewer; Priestas said we are not immune; projects address a lot of those issues; Franey said generally way ahead of other communities; Schnetzer said because these are fee driven systems, are we better able to meet those needs or are there backlogged items to be aware of; Franey said not aware of any capital backlog; expect numbers may change based on asset management program; Angelou asked about the software for the program; Priestas said have not gotten that far; Schnetzer asked date for this; Priestas said in October for first phase;

first phase is collecting all the data; next phase is looking at capital assets and developing that plan; Franey said a lot of this is being done, it is just not being put together; Schnetzer asked if someone comes online due to failing septic, how those fees work; Priestas explained; they can request an assessment; it can go on annual property tax for 20 years; Schnetzer confirmed those are specific user fees or charges; Franey said one they pay is a capacity, well over half goes to Columbus; next is from footage fee; third is they have to do the connection; we will do the assessment for everything except connection piece; Schnetzer asked if enterprise funds are self-sustained; Franey said believes they are totally self-sustained; Schnetzer asked about the impact of thoroughfare plan on enterprise systems; Priestas explained; Schnetzer asked about the bonding on the spreadsheet handed out; Franey said in 2007, had a great deal of flooding in the City; had many studies done; these projects have been on the radar ever since; would be extremely expensive and invasive; Priestas said would be extremely large pipes installed; large impact; have those seen those occurrences since then; Schnetzer asked what the trigger would be; Priestas said health, safety and welfare; extreme flooding occurring regularly; would elevate the need; Schnetzer said would like to see, even informally, the result of the audit.

## ADJOURNMENT

6:53 p.m.