

# **City of Gahanna**

*200 South Hamilton Road  
Gahanna, Ohio 43230*



## **Meeting Minutes**

**Monday, March 22, 1999**

**7:00 PM**

**Council Committee Rooms**

## **Service Committee**

*Rebecca W. Stinchcomb, Chairman  
Debra A. Payne  
L. Nicholas Hogan  
Robert W. Kelley, ex officio*

**ADDITIONAL ATTENDEES:**

Karen Angelou, Bob Kelley, Tom Kneeland, Karl Wetherholt, Jerry Isler, Sadicka White, Raleigh Mitchell, Jim McGregor, Dennis Murphy, George Jackson, Terry Jordan, Ernest Choung, Press.

**PENDING LEGISLATION**

**Members Absent:** Rebecca W. Stinchcomb, Debra A. Payne and L. Nicholas Hogan

**990085**

TO AUTHORIZE THE MAYOR TO ENTER INTO AGREEMENT WITH BURGESS & NIPLE LTD FOR THE ENGINEERING PORTION OF THE BRENTWOOD SANITARY SEWER REMEDIATION PROJECT; TO SUPPLEMENTALLY APPROPRIATE \$81,000 THEREFOR.

In response to question from Angelou, Wetherholt stated the total cost of remediation since approximately 1991 is well over \$1 million. In response to question from Angelou, Wetherholt stated he was not aware of any remediation work needing done in College Park or Heritage areas. McGregor stated that with the finish of Royal Manor street rebuilds, may be looking at major street replacements in the Heritage area beginning next year.

In response to question, Wetherholt stated this work was for engineering only. Jackson stated that the cost would be approximately \$465,000 phased over the next 2 years.

**Recommended for Adoption, Consent to Consent Agenda (Duplicate)**

**990104**

TO AUTHORIZE THE MAYOR TO ENTER INTO AGREEMENT WITH CAPITAL CITY LODGE #9, FRATERNAL ORDER OF POLICE; FOR A SLOPE EASEMENT IN RELATION TO THE CHERRYBOTTOM AND US 62 INTERSECTION IMPROVEMENT; AND TO DECLARE AN EMERGENCY

Wetherholt stated this completed the 62 intersection project; had a hard time reaching consensus on the right of way with the FOP; agreed to dredge their pond in exchange for the right of way. McGregor noted he felt this was an appropriate expense; silt in their basin is from erosion on McKenna Creek; good for us and for FOP to do this dredging and get the pond cleaned out properly; noted that we are in process of fencing off parkland along McKenna Creek and are meeting with some homeowners; this dredging is consistent with our stormwater management plan.

**Recommended for Adoption, Consent to Consent Agenda (Duplicate)**

**990107**

TO AUTHORIZE THE MAYOR TO ENTER INTO AGREEMENT WITH EVANS MECHWART HAMBLETON & TILTON FOR SURVEY WORK FOR THE WEST GAHANNA GATEWAY ENTRY LANDSCAPE PROJECT; AND TO DECLARE AN EMERGENCY.

Wetherholt stated this work was required in order for the landscape architects to complete their design; will be done by aerial photography; money was appropriated.

Kneeland questioned if there are long term plans to look at other gateways. White stated there were such plans; Wetherholt has it in his 5 year Special Projects.

**Recommended for Adoption, Consent to Consent Agenda (Duplicate)**

**990110**

TO AUTHORIZE THE MAYOR TO ENTER INTO AGREEMENT WITH STILLION BROTHERS EXCAVATING TO DREDGE THE POND ON THE PROPERTY OF CAPITAL CITY LODGE #9, FRATERNAL ORDER OF POLICE; AND TO DECLARE AN EMERGENCY

**Recommended for Adoption, Consent to Consent Agenda (Duplicate)**

**NEW LEGISLATION**

**ODOT Legislation - Waiver Requested**

Wetherholt stated legislation had been received from ODOT and is on their forms; will require a companion ordinance that will supplementally appropriate; should get this money back; \$1.8 million is the 20% local match; do have a \$1.5 million credit because we did Morse and Hamilton intersection; brings us down to the overruns on the 1998 project which was purchasing right of way; estimate was for \$210,000 and cost was \$481,000; ODOT says we owe for that; since we are the lead agency we have to front the money for City of Columbus and Franklin Country bridge; \$592,892 is the amount we have to deposit; cost overrun on right of way and am working with ODOT on figure that is actually owed by Columbus and Franklin County; Columbus owes us just over \$800,000 for Morse Hamilton intersection and \$310,670 for the Division of Electricity items and probably some more for right of way acquisition.

Angelou requested a note be sent to Council members that aren't here about the waiver of second reading being requested for this.

**Recommended for Immediate Adoption to Consent Agenda (Duplicate)**

**Supplemental for ODOT Legislation - Waiver Requested**

In response to question, Isler noted that money is available.

**Recommended for Immediate Adoption to Consent Agenda (Duplicate)**

**Knights Avenue Rebuild**

Wetherholt noted this project is over the amount appropriated; also Water Department has requested we replace the water line while the street is under construction; the \$78,831 will come from water fund for that portion. In response to question, Isler noted money is available.

**Recommended for Introduction**

**Supplemental - Police Building**

Isler noted money had been appropriated last year but effective date of legislation was not until 1999; therefore money could not be encumbered; was also a problem with the contractor; was all a matter of timing; money is available.

Council members noted it was a shame to have to replace an air conditions that was just over 5 years old; buildings were dedicated at the same time.

**Recommended for Introduction**

**990083**

Wetherholt stated that after reviewing and looking at figures dropped back to the original district; looking at 142 acres instead of 207; will then create a triangle west district for the balance; this area just has a small piece of sewer instead of vast areas that haven't been designed yet; will need to amend the code chapter; will get wording to Council Office tomorrow.

**Recommended for Introduction**

## East Industrial Sanitary Sewer

Wetherholt noted that information had been received from Exxcel Contract Management; letter says we agree to pay the overages and they will agree to build it; is the portion of the sewer through their piece of property; will go from their project on the corner at Taylor and Taylor Station down into the Deffenbaugh tract. White stated this is the approximately 50 acres enumerated as Project 3 on the Triangle Properties site map; are proceeding with that project which when built out will be about 500,000 sf; money for this is not in appropriations; does not include the easements which Kenney is giving to us; will still have to build another portion ourselves. In response to question, Isler noted that money is available.

In response to question from Kneeland, Wetherholt stated that in doing this project in this manner we are getting a bargain; if doing ourselves would have to purchase the easements; they only require an 8" and we would need to do an 18"; the big sewer is capable of taking a large amount of territory; do have room to expand; allow us to go to our maximum city limits on east side.

Angelou requested a note to those members not in attendance that there will be no committee meetings before second reading on this; our next meetings are back to back; if they have any questions will need to call Wetherholt or White and get questions answered.

### Recommended for Introduction

## ISSUES

### 990084

Wetherholt noted that this item had been held as Council wished to see the bigger picture; that report has been provided; discussion held on moving forward with the design work at this time. In response to question from Kelley, Wetherholt noted that this project is not as urgent as some others; if not done this year will become a priority item for next year. Kelley noted that if we were to do design work feel we should do the entire street to the I-270 area and not just a portion as proposed this year.

RECOMMENDATION: Include in budgeting process for year 2000.

### 990105

SUPPLEMENTAL APPROPRIATION - 1999 Asphalt Overlay Program.

Wetherholt stated two lists had been distributed at previous meeting; one is a list that fits the current appropriation; second is the list of streets that need to be done; feel we are seeing the huge boom in subdivision building several years ago coming to an age where it is ready to overlay; is holding up well as to curbs and other parts but does need resurfaced. In response to question from Kneeland, Wetherholt stated that most of the streets were slurry sealed about 4 years ago which did extend the life of the streets.

McGregor noted that we have saved money for a rainy day and looks like these might be the rainy days; feel we should increase the asphalt program this year and keep up with the deterioration; those problems will still be there next year with additional streets to be added. In response to question, Wetherholt stated this would be a particularly good year to do with the other things we have going on; Morse Road should be taken care of mostly by ODOT; other things we have going on won't be huge traffic disrupter; if we're going to have a giant program this is a good year to do it; looking at approximately \$715,000 instead of \$422,000; can wait on a supplemental until program is bid so we will have a realistic figure.

RECOMMENDATION: Motion resolution, consent agenda, authorizing going out for bids for larger asphalt overlay program for 1999.

### **Beecher and Hamilton**

Wetherholt noted that the county is going to let us go ahead and bid this project; finishing up reviewing of the plans currently; will have to annex it to get speed limit down to 35; annexation plat is drawn up and will be getting signatures.

### **Update on Record Drawing Scanning**

Komlanc stated that we have just completed the scanning phase; next phase is a massive data entry portion that will be done by interns; problem we need to address is size of these files; preliminary scan process is taking 1.4 gig; had planned on having a self executable CD but it would not hold 1.4 gig; need to look at an alternative; could be sectionalized; is a modification to the program but it is doable; other suggestion would be something that would take massive disc space like a DVD; will require a new drive; as future phase laptops are purchased for use in the field whatever medium we decide on would be required on the laptops; can store on file server now and include in budgeting process for laptops in the future.

### **Lincolnshire Sewer Backup Update**

Jackson reviewed the sewer back up situation at the home of Fred Burkhamer, 69 Lincolnshire; was a back up on 2.7 at 12:30 a.m. at 57 Lincolnshire which is 2 doors south of Burkhamer; worked there from 2:45 a.m. to 3:36 a.m. to open up a grease blockage in the 8" sewer line; also was pretty loaded with weeds; thought we had it working but was called back on 2/28 at 8:00 a.m. when we found sewage in 3 basements - Lynch at 664 Agler, Hill at 83 Lincolnshire and at 69 Lincolnshire; emphasize on the first back up that the sewage was there before the truck; have a tape of what this line looked like after we cleaned it twice and what it looked like as of this morning; 100' between the two blockages; can see outlet for Hill residence and the next one will be Burkhamer's; light colorings on pipe is grease; video is after it has been cleaned twice; Hill lateral for 83 Lincolnshire has quite an angle; Burkhamer's is much more level; may have sprayed his basement with some water.

Angelou questioned if there was a calendar for preventative maintenance using the sewer jet. Jackson replied that they do about 1.3 of the city on a yearly basis; in trouble areas they may get in more often -- Gatsby's and McDonald's area is one problem; this area picks up a lot from Gahanna Commons; the lateral to Burkhamer's is not a manufacturer's T but a clay tile pipe cut out; typical installation for that time period of the early 1960's.

In response to question from Kneeland, Jackson stated you jet out the line with sewer truck then use a root cutter which is circular and about 6" in diameter; also put degreaser in the sewer; block one of the entrances and let it get full so you get grease off top; is another nozzle that we can buy that would spin and do the same thing; was a solid wall of grease. In response to question from Angelou, Jackson stated that if you plug the floor drain the force of the sewer jet could be strong enough to blow it. Burkhamer stated he was told by an employee of the City to plug the floor drain; if the line had not been plugged would have flowed easily with not as much force. Burkhamer stated he has lived in the house since Thanksgiving when his mother died; never had any backups; always put her grease in refrigerator; my lines have run free the whole time. Jordan noted an 11/19/93 call to 69 Lincolnshire; was a grease block at that time and recommended we treat with degreaser; was in the main line. Burkhamer noted that it happened again in 1995 and parents got backup; were pumping sewer lines when it

happened. In response to question, Jackson noted that this is how all cities in this area handle sewer blockages; one difference is that we do clean up and COlumbus doesn't. McGregor noted that the grease has been broken up; did appear to be fixed after the first time; are using cameras more; have cleaned it out totally and that's what you see in the video done today; shouldn't be a problem now; put degreasers in on an ongoing basis. In response to question if you can do degreasing as a preventative measure, Jackson stated that the problem is you need to fill the pipe or the degreaser will not reach the top part of the pipe. Jordan stated they were looking at some new state of the part products; researching some new products and we will be utilizing if they work.

McGregor noted that we also need to look at our ability to require large apartment complexes to put in grease traps before they enter our system. Jackson stated he is talking to the Health Department regarding this issue; have a problem when you have a huge concentration of people or restaurants. McGregor noted problems are compounded by other products that should not be in the sewer system.

In response to question from Kneeland, Burkhamer noted he was having a backflow valve installed to prevent this; has happened 3 times this year; would like to see city help me pay; don't want to come home to a house full of sewage; can't leave on vacation until this problem is fixed. McGregor noted we certainly could do no work in this area until backflow valve is installed. Jackson stated they should not need to be back there. Jordan noted that sewer lines are not made for grease. Burkhamer stated he was not completely ignorant of sewer cleaning procedures; have worked in apartment maintenance; an 8" drain isn't too big to use a power snake on; is not messy and makes sense; sewage follows the path of least resistance which is my clean lines; forcing a jet of water down a line will force it out my clean line. Jackson noted it has been done for years in this manner; can't address how it was done before the sewer jet as that was before my time with the City.

Kelley stated that he is familiar with sewer backups; one son has a problem with a residence on Ridenour; plugs are a common recommendation and was made by water and sewer staff to his son; Jackson stated that is not standard procedure for the department to recommend plugs. In response to question, Jackson stated the last incident was less disruption but a different type of disruption. Burkhamer noted that last incident happened on Sunday afternoon; couldn't wait until Monday morning to clean up; he and a friend spent about 4 hours cleaning up the mess. Jackson noted that ServPro came out a few days later.

In response to question from Angelou, Jackson stated there was a wall of grease; was able to punch a hole in it ; assumed it was OK; the small hole clogged up again; had no idea that it was that massive a blockage; did not use camera after first incident; ordered the camera when we were there for a second call within 10 days; knew then we hadn't solved the problem.

In response to question, Burkhamer noted the cost he got for the backflow valve was a rough estimate; once they break through floor in basement they could find something else; also have extra expenses because of inspection; person who could do this did not have a Gahanna license so \$75 was added to my bill for that; will be right around \$2,000.

Jackson stated that if the sewer truck goes through again that valve will not have time to close; relayed that information to plumbing contractor; is a time element; if water is flowing slowly will close; if fired through, won't have time to close; however, the valve is about the best protection he can do; it may or may not work.

in response to question from Angelou, Jackson stated that the lateral line is as flat as it is because of the elevation; probably the only way they could get it in; would be impossible to replace. Angelou questioned if there was a manual way to close the valve if they knew the truck would be in the area. Burkhamer stated there is an access plate with a spring loaded hinge that has to be lubricated; can check about a manual shutoff. Angelou noted if it could be shut manually, could the department then notify Burkhamer when they would be working on the line; would be taking a proactive stance.

McGregor noted that this was an extremely unusual situation; blockage is gone now but could build up again; moving aggressively with Health Department to intercept with apartments; lot of grease is going down drain in apartments and by providing a clean out should prevent that. Jackson noted he is talking to the Health Department right now; has not been in touch with apartments. Angelou asked if Burkhamer would check to see if there is a manual shutoff; also to provide emergency numbers to Water Department so Burkhamer's can be contacted; other means of getting hold of you so this doesn't happen again. Angelou noted she would like to further explore preventative maintenance as well as degreasing.

**ISOBEL L. SHERWOOD, CMC/AEE, Deputy Clerk of Council, reporting**