



Mike DeWine, Governor  
Jon Husted, Lt. Governor  
Laurie A. Stevenson, Director

**September 1, 2020**

**Limited Environmental Review and Finding of No Significant Impact**

**City of Columbus – Franklin County  
Lehnert Farms/Bolton Field Stormwater System Improvements  
Loan number: CS390274-0222**

The attached Limited Environmental Review (LER) is for a stormwater system improvement project in Columbus which the Ohio Environmental Protection Agency intends to finance through its Water Pollution Control Loan Fund (WPCLF) below-market interest rate revolving loan program. The LER describes the project, its costs, and expected environmental benefits. Making available this LER fulfills Ohio EPA's environmental review and public notice requirements for this loan program.

Ohio EPA analyzes environmental effects of proposed projects as part of its WPCLF program review and approval process. We have concluded that the proposed project should not result in significant adverse environmental impacts. This project's relatively narrow scope and lack of environmental impacts qualifies it for the LER rather than a more comprehensive Environmental Assessment. More information can be obtained by calling or writing the person named at the end of the attached LER

Upon issuance of this Finding of No Significant Impact (FNSI) determination, award of funds may proceed without further environmental review or public comment unless new information shows that environmental conditions of the proposed project have changed significantly.

Sincerely,

*Jonathan Bernstein*

Jonathan Bernstein, Assistant Chief  
Division of Environmental and Financial Assistance

Attachment

## LIMITED ENVIRONMENTAL REVIEW

### **Project Identification**

Name: Columbus – Lehnert Farms/Bolton Field Stormwater System Improvements

Applicant: Tracie Davies, Utilities Director  
City of Columbus  
910 Dublin Road  
Columbus, OH 43215

Loan number: CS390274-0222

### **Project Summary**

The City of Columbus in Franklin County has requested \$1,500,000 from the Ohio Water Pollution Control Loan Fund (WPCLF) for stormwater system improvements in response to roadway, property, and structural flooding in the vicinity of Bolton Field and the Lehnert Farms subdivision.

### **History and Existing Conditions**

Located in southwest Columbus, the Lehnert Farms/Bolton Field area includes approximately 355 acres of residential area draining to four stormwater detention basins along Norton Road south of Chanwick Drive and north of Alkire Road. Review of historical complaint data from the last ten years indicates structural flooding, flooding on private property, flooding on publicly maintained roads and on the nearby golf course.

After an investigation, it was determined that the flooding in this area is a result of inadequate stormwater detention and drainage capacity as well as silt and debris build-up in the storm sewer pipes. There is currently no routine maintenance on this stormwater system, and residential trash and silt deposits are causing blockages and contributing to capacity issues. The storm sewer system includes approximately 26,000 feet of city storm sewer and approximately 11,000 feet of private storm sewer. The private storm sewer provides drainage for the apartment complexes and businesses in the project area.

### **Project Description**

In response to roadway, property, and structural flooding in vicinity of Bolton Field and Lehnert Farms, modifications will be made to the current flood routing and capacity of the existing stormwater detention basins.

Columbus will modify the existing Detention Basin 4, originally built in 1975, which is the northernmost basin located 400 feet north of Georgesville Road along Norton Road in the Westland planning area. The basin footprint will be expanded to provide additional flood control and the existing outlet and storm sewer will be modified to reduce downstream flooding. Included in this horizontal expansion design will be the installation of forebays, micropools, native vegetation, and wetland features. The goals of this project are to include water quality features that meet current Ohio EPA post-construction stormwater quality regulations, replace grass areas within the basin with water emergent, native Central Ohio plants to reduce maintenance, and enlarge the basin to provide

additional flood control. The proposed basin would increase the storage capacity from 15.2 million gallons (MG) to 19.6 MG.

In addition to increasing the storage volume of Basin 4, an overflow storm sewer will be installed to connect Basin 4 to Basin 2 for the purposes of routing excess storm water during flooding events. This bypass storm sewer will consist of a 36-inch pipe to be installed along the tree line on the west side of Norton Road and the north side of Georgesville Road. This would provide an approximate additional storage volume of 11.8 MG.

The construction footprint for this project will remain within the confines of the existing stormwater detention and drainage system, thereby minimizing effects on environmental resources. The contractor is responsible for best management practices to control erosion and sedimentation and minimize the creation of dust during construction.

Maps of the project location are provided in the exhibits below.

### **Implementation**

#### *Project Costs*

Columbus plans to borrow \$1,500,00 from the WPCLF. During the 20-year loan period, Columbus will save approximately \$208,237 by using WPCLF dollars at the standard rate of 0.67%, compared to the market rate of 1.92%.

#### *Local Economy*

The median household income (MHI) of Columbus is \$44,774. The projected average annual residential sewer bill is \$713/year which is 1.6% of the MHI. This compares favorably to the Ohio average annual residential sewer bill, \$715, which is 1.1% of state MHI. A sewer bill less than 1.8% of MHI is typically considered affordable.

By using WPCLF financing for this project, Columbus has minimized the economic impact on customers.

#### *Project Schedule*

The anticipated loan award will occur in September 2020. Construction is expected to commence shortly after the funds have been awarded and be completed in approximately 12 months.

### **Public Participation**

A public notice was posted on the City of Columbus' Public Utilities webpage detailing the proposed construction project. Contact information was provided for any public questions or concerns. Reviews of the respective environmental resources were completed by Ohio EPA, Division of Environmental and Financial Assistance (DEFA). The review agency does not oppose the project.

Ohio EPA will make a copy of this document available to the public on its web page: <http://epa.ohio.gov/defa/ofa.aspx> (Under the "What's New" tab, scroll to "Documents Available for Review and Comment - WPCLF Documents for Review and Comment") and will provide it upon request to interested parties. Information supporting this Limited Environmental Review (LER) is available from the project contact named below.

### **Conclusion**

The proposed project meets the project type criteria for an LER; namely, it is an action for the replacement of existing treatment works. Furthermore, the project meets the other qualifying criteria for an LER; specifically, the proposed project:

- *Has no significant environmental effect, no effect on high value environmental resources, and does not require extensive specific impact mitigation.*  
Construction for the project is limited to the previously disturbed footprint of the existing stormwater basins, which lack important environmental features. Standard construction best management practices will be required to control dust, sediment runoff, noise, and maintain safety.
- *Is cost-effective and not controversial.*  
The proposed project is cost-effective as it involves seeking improvements to existing stormwater detention and drainage methods to increase effectiveness. Increasing the drainage capacity will allow for more efficient flow and less build-up of sediment and debris, saving in future maintenance and operation costs. DEFA is unaware of any specific opposition to or controversy about this project that will eliminate stormwater flooding issues in the area.
- *Does not create a new, or relocate an existing, discharge to surface or ground waters; will not create a new source of water withdrawals from either surface or ground waters; will not significantly increase the amount of water withdrawn from an existing water source; will not result in substantial increases in the volume of discharge or the loading of pollutants from an existing source or from new facilities to receiving waters; and will not provide capacity to serve a population substantially greater than the existing population.*  
This project involves the improvement of stormwater detention and drainage within the existing stormwater system. The project will not create a new discharge to surface waters, nor provide capacity to serve a population substantially greater than the existing population.

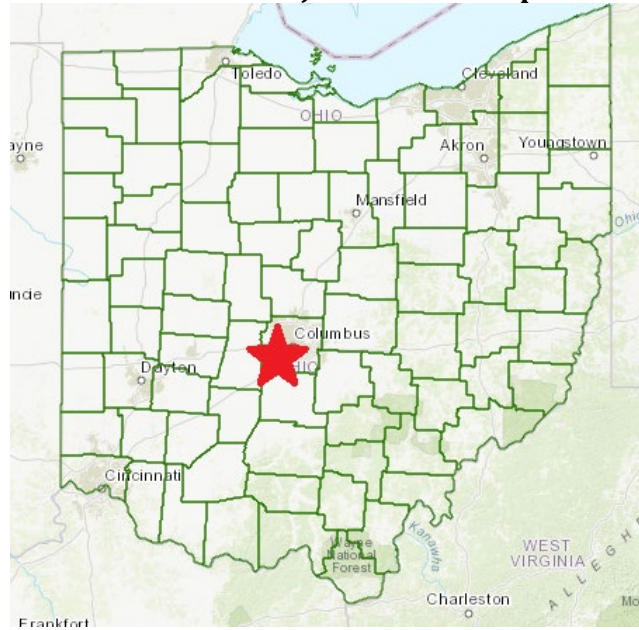
Based upon the available planning information for this project and the materials presented within this LER, Ohio EPA concludes that the proposed project will not result in any significant adverse impacts to any environmental features. The project is expected to have no significant short-term or long-term adverse impacts on the quality of the human environment or on sensitive resources such as surface waters, coastal zones, riparian areas, floodplains, wetlands, state-designated scenic or recreational rivers, prime or unique agricultural lands, aquifer recharge zones, archaeologically or historically significant sites, or threatened or endangered species.

This project will increase stormwater detention and drainage capacity to eliminate flooding within the project area, contributing to an overall improvement of protection of public health.

### **Contact**

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Columbus, OH 43216-1049  
(614) 644-3662  
[kristin.parrish@epa.ohio.gov](mailto:kristin.parrish@epa.ohio.gov)

**Exhibit 1: Project Location Map**



**Exhibit 2: Project Location Map**



### Exhibit 3: Project Location Map

