Building and Maintaining Infrastructure to Attract Development: A Case Study of Beech Road Tank

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Racing to the finish

Not all the finalists for Amazon HQ2 seem all in

By Mark Williams
The Columbus Dispatch

Amazon’s search for a second headquarters is becoming more of a story about which of the 20 finalists really wants the massive project.

Residents of Denver and Austin, Texas, have been lukewarm about the project, and Nashville has acknowledged it already has challenges managing its growth. Last week, Arlington, Texas, said it’s no longer a part of a bid by the Dallas region.

See AMAZON, A12
Bezos’ advocacy for LGBT community could play part in Amazon search for new home

By Jonathan O’Connell
The Washington Post

When Amazon executives recently toured the Dallas-Fort Worth area, one of 20 finalists — including Columbus — for a second company headquarters, local officials touted its growing workforce and low taxes as perfectly suited to accommodate 50,000 planned Amazon jobs.

But the local team also brought an unexpected guest: the Rev. Neil G. Cazares-Thomas, pastor of a predominantly gay megachurch in Dallas. He impressed upon the Amazon representatives how inclusive and welcoming the community has been to him, his husband and the 4,000 congregants at his church, according to people familiar with the meeting.

In the high-stakes contest to become Amazon’s new location, it may have been a shrewd move. Although the company’s search materials don’t make it explicit, Amazon has quietly made rights for, and acceptance of, gay and transgender people part of its criteria in choosing a second headquarters, according to two people familiar with the matter who spoke on the condition of anonymity.

As Amazon executives recently toured finalist locations to help select what they’ve dubbed HQ2, they asked public officials about what sort of “compatible cultural and community environment” — the wording from the company’s search parameters — each city offers.

In North Carolina, company representatives asked pointed questions of Democratic Gov. Roy Cooper about several state policies such as the “bathroom bill,” which restricted the use of public facilities by transgender people, according to a person in the room. In another city, an Amazon executive groaned at the mention of proposed legislation in Georgia that would restrict funding for same-sex adoption, according to another person who attended the meeting.

John Lewis, left, and his husband, Stuart Gaffney, were plaintiffs in the historic 2008 lawsuit against California concerning the state’s ban on same-sex marriage. They’re shown after they married that year in San Francisco. Their involvement in Marriage Equality USA was part of an effort that eventually led to same-sex marriage being made legal nationwide in 2015. [BLOOMBERG NEWS FILE PHOTO]
Why come to Central Ohio?

- A great place to live and raise a family! Livability
- Consistent Water Quality
- Adequate and dependable water supply
- Superior operation and maintenance of distribution system
- Government support
- Availability of renewable energy sources
- Ideal weather low risk of flooding, earthquakes or tornados
The Process

• Columbus 20/20- Nationwide economic development organization
• Businesses contact Deputy Director
• Distribution Engineering inputs requirements into hydraulic model
• Evaluate data and give the go ahead
New Albany Business Park:

- The largest master planned corporate park in Ohio
- Over 3000 acres with up to 1.2M ft$^2$ of development
- Dual feed electric, 96 strand self healing fiber optic
- Secluded
Overview of Distribution System:

- Serve City of Columbus and Suburbs 1.1M customers
- 2 Surface Water Plants and 1 Groundwater Plant
- 38 tanks and 26 booster stations with 92 pumps
- 45-76 MG of water in the air, ready to use
- 3500 miles of water line in the ground
Morse Road Ground Tanks

- Twin 20MG tanks
- Filled through a pipe gallery
- South tank has 2 mixers mounted on floor
- Supplies New Albany and Beech Tanks
Morse Ground Tanks Climb
New Albany Road Tank

- 2MG
- New Albany’s Tank
- Columbus operates and maintains tank
- Fills from ground tanks
- Johnstown Station constantly runs to supply pressure to Beech-Onsite generator
Beech Road Tank

- 2MG
- First composite tank
- New Albany’s Tank
- Columbus operates and maintains tank
- Cheaper to construct
- Lower maintenance costs
Beech Tank Climb
Morse Tanks

New Albany Tank

Beech Tank

Existing Water Mains

Purposed Water Mains
Free Chlorine Morse Tanks

Free Cl (mg/L)

Depth (feet)

NORTH

SOUTH

THE CITY OF COLUMBUS
ANDREW J. GINTHER, MAYOR
DEPARTMENT OF PUBLIC UTILITIES
Morse Road Ground Tanks Draw Down

≈15 Feet of draw down per day
New Albany Tank Draw Down

≈10 Feet of draw down per day
TTHM Beech Road Tank

![Graph showing TTHM (ug/L) vs Depth (feet) in the Beech Road Tank]

- The graph displays the TTHM concentration (in ug/L) on the y-axis, ranging from 0 to 100.
- The x-axis represents depth in feet, ranging from 0 to 30.
- The data points indicate a consistent TTHM concentration across different depths, with values around 50 ug/L.
Beech Road Tank Draw Down

≈17.5 Feet of draw down per day
Conclusion

- No needed infrastructure improvement for the additional Beech Rd Datacenter
- Engineering Control- Beech Rd booster station October 2018
- New Albany is in discussion to build another water tank E of Beech Rd for future development which would create another pressure district for Columbus
- All new development to date has not needed added infrastructure but the timeline for a 30” water main in the NW was moved up to 3-5 years for further growth