



**2022/2023 LEAD AND GALVANIZED STEEL WATER SERVICE LINE REPLACEMENT  
PROJECT  
CITY OF BATAVIA**

**TOWN HALL STAKEHOLDERS MEETING  
March 8, 2023**

**MEETING MINUTES**

*The following bulleted list represents the discussion outline that was distributed at the meeting, along with additional comments relative to each topic that was discussed. The original discussion outline items are in normal text while the comments are in red text. A copy of the presentation given at the meeting is attached.*

To participate in the live stakeholders meeting, please use the Webinar link below to register for the event at: [https://cityofbatavia-net.zoom.us/webinar/register/WN\\_60XbMtAASKy\\_e0kVPycLAW](https://cityofbatavia-net.zoom.us/webinar/register/WN_60XbMtAASKy_e0kVPycLAW). You will need to provide your name and email address.

Stakeholders can listen live by phone to the meeting by Dialing (312) 626-6799 and using the Webinar ID **838 2704 5837**. Webinar Passcode is **186863**. Callers can ask a question by pressing \*9 to raise their hand. Questions can be asked prior to the meeting by emailing [jbarkei@cityofbatavia.net](mailto:jbarkei@cityofbatavia.net)

**MEETING AGENDA**

1. Introductions and Opening Remarks
2. Project Overview
  - This is Batavia's first large-scale planned LSLR project and comes after a multi-year planning and design process. There will be future LSLR projects to continue mandatory replacements – separate from this project.
  - This project will be utilizing funding from the IEPA SRF Loan Program with 100% Principal Forgiveness up to nearly \$4,000,000 of total project cost
  - Scope includes replacing approximately 280 lead service lines. Most are full replacements from water main to meter. Some are replacements are either water main to curb stop (b-box) or curb stop to meter because the remainder of the service line is already copper.
3. Homeowner Meetings

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- Contractor to coordinate individual meetings with each property owner 3-7 days prior to replacement of service, which will include discussion of expected work, notifications for service disruption, and impact to property access
- 4. Introduction to General Contractor – Brandt Excavating
  - Contractor’s Experience
- 5. Estimated Schedule
  - Loan with IEPA has been executed and contracting with Brandt Excavating is ongoing
  - Pre-Construction Meeting was held earlier today
  - Estimated start of construction in early April – possibly week of April 3<sup>rd</sup> – **EEI noted during the presentation that start of construction is now expected in mid-April**
  - Contractor expects to complete 2 to 3 service line replacements per day
  - Construction completion estimated in Fall 2023
- 6. Q&A and Closing Remarks

Questions Submitted to the City by 3:00 PM on March 8, 2023

- Q: If there is an interest in replacing the sewer line as well, can this be done at the same time? Can it be done by the same contractor if the homeowner pays the cost? Should we contact another contractor to do the work?  
**A: Brandt will not replace any sewer services.**
- Q: What is the timeline for restorations to be completed? Homeowner has a retaining wall and landscaping that will likely be impacted.  
**A: It is expected that much of the landscaping and retaining walls will be avoided with horizontal directional drilling (method to replace services). Any remaining restoration items may take up to 2 weeks after the service line is replaced.**
- Q: Will pictures and measurements occur before construction starts?  
**A: Yes, the Engineer, City, and Contractor will all be taking pre-construction photos and documentation, as well as post-construction photos and documentation.**
- Q: Has a company already been contracted for the restoration phase, or will the work be completed by City workers?  
**A: Brandt Excavating has been contracted for the entirety of the project, including the restoration phase.**
- Q: What guarantee will the city and/or contractor provide for the work?  
**A: All work will be warranted by the Contractor for a period of 1 year after installation. It was noted that there will be no joints or fittings between the b-**

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**box and the ball valve upstream of the meter inside the house, so the odds of failure of the new service is extremely low.**

- Q: Can homeowners get confirmation that the City of Batavia will assume all responsibility if the contractor is unable to stand behind their work?  
**A: All work will be warranted for a period of 1 year. After that, the City will be responsible for all public side repairs and homeowner will be responsible for all private side repairs.**
- Q: Can a homeowner opt out of the program now and be included if the opportunity comes up again?  
**A: Homeowners may opt out of the program, but there is no guarantee for future opportunities.**
- Q: Will contractors need to go into basements?  
**A: Yes, if the meter is in the basement, the Contractor will need to go into the basement.**
- Q: Will homeowners need to be present during construction?  
**A: Yes, the homeowner needs to be present for all work inside the home. This work will be coordinated with residents during the homeowner meetings.**
- Q: Will the yards be dug up?  
**A: A small excavation will occur around the b-box. If the water main is in the right of way, a small excavation will occur around the water main. All excavation areas will be kept to a minimum.**
- Q: How long will the homeowners have to go without water service?  
**A: Time without water service will be kept to a minimum. Maximum time without water will be 2-3 hours.**
- Q: How long will the water line replacement take?  
**A: Maximum of one day for replacement depending on circumstances, but the Contractor is targeting four hours for replacement.**
- Q: Will the old meter be removed and replaced with a new one?  
**A: It will depend. It is up to the City to determine whether a new meter will be installed based on the age and condition of the existing meter.**
- Q: Will there need to be any changes inside like a screen to washer hose due to sediment?  
**A: Flushing instructions provided to the homeowner at the time of service replacement will help to mitigate this. The Contractor will pre-flush the lines as well. If anything, homeowner may have a little sediment but there are steps being taken to minimize this as much as possible.**

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- Q: Will the homeowner have to put their own grass seed down after project is completed?  
**A: No, exterior restoration is included in the contracted work, including sod in grassy areas. Temporary seed will be laid down between July and August, and it will be replaced with sod starting in September.**
  
- Q: What size (diameter) line will be brought into the house? Can the homeowner pay for an upcharge? (In my home the incoming line from the street is currently  $\frac{3}{4}$ " , inside the  $\frac{3}{4}$ " continues from the inside meter for about 8' to the ceiling where it becomes 1". Will they match the 1" line from the inside meter to my existing 1" line?)  
**A: New service is going to be installed per current plumbing standards (minimum 1" new service for all residences). Meter size will vary based on plumbing code and fixture count. If homeowner requests upsize, there will be an added cost.**
  
- Q: How much notice will the homeowner receive before the installation date?  
**A: Contractor will schedule homeowner meetings 3-7 days in advance of the installation.**
  
- Q: If there is an indoor shutoff valve prior to the inside water meter and another shutoff just after will the setup be the same after the repair? If not, could I request the same setup from the contractor at the time of installation?  
**A: There will be shutoff valves before and after the meter.**

Questions from the Audience during the meeting:

- Q: What area/neighborhood will be done first?  
**A: The current plan is for Contractor to move neighborhood by neighborhood to complete the work. There may be additional circumstances that might prevent this, but they will try to adhere to that plan as best as possible. Brandt is working on the phasing plan currently, and it will be provided to the public as soon as possible.**
  
- Q: Will water pressure improve with the new service line?  
**A: If the meter size changes, the flow might change, but pressure change will be negligible.**
  
- Q: Is there lead in the water main?  
**A: All water main material is cast iron. There is no lead in the water mains.**
  
- Q: Is it too late to be included in the program?  
**A: It is too late to sign up for this round of replacements.**
  
- Q: What will happen to the old service lines?  
**A: The old lead lines will be abandoned in place and left in the ground.**

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- Q: Is it environmentally safe to leave the lead lines in the ground?  
**A: IL Department of Public Health is allowing lead service lines to be abandoned in place.**
- Q: How do you know if we need a full or partial replacement?  
**A: Based on City efforts prior to construction, there is a very good idea of service line material on both public and private sides. Contractor has a good idea going into the project of how many partial replacements and how many full replacements there will be, including where they all are.**
- Q: Does the homeowner pay the contractor up front and get reimbursed by the City?  
**A: Homeowner does not have to pay any money for construction. In other communities, there are cost share programs for this type of work where the homeowner has to pay upfront and then will receive a reimbursement. In Batavia, the homeowner pays nothing at any time.**
- Q: What days/hours will the contractor work?  
**A: Construction work hours will predominantly be Monday through Friday during the working day, and there will be cases where work will be on Saturday. The Contractor will work with homeowners during the homeowner meetings to be as flexible as possible and to accommodate resident's schedules as best as possible for interior work. Resident will be notified of the planned scope of work during the meeting that will occur 3-7 days prior to work beginning.**
- Q: What if the homeowner has a planned vacation when construction is scheduled at their home?  
**A: The contractor will speak with homeowner 3-7 days before work will begin and will coordinate a schedule to accommodate the resident.**
- Q: How will the contractor communicate with the homeowner?  
**A: Face to face, phone, and email.**
- Q: If the meter has to be replaced, is there a cost to the homeowner?  
**A: If the meter requires replacement, it will be at no cost to the homeowner.**
- Q: How will the homeowner know if the contractor needs to get into their home?  
**A: Resident will be notified by phone and email to schedule homeowner meetings. Contractor will work around the resident's schedule, and if something comes up, resident can call Contractor to make arrangements for rescheduling.**
- Q: Approximately how many people are included in the LSLR program?  
**A: There are approximately 280 replacements covered in the scope of this work.**

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- Q: Is there a risk to the foundation leaking?  
**A: In order to waterproof the foundation after service replacement, the Contractor will use hydraulic cement and two-part epoxy foam to seal the foundation. If there are any issues with waterproofing, it should be evident early on (within the 1 year warranty period). Contractor has not run into issues with waterproofing using this method.**
- Q: What size opening will be made in the foundation?  
**A: For a 1-inch water service, approximately a 4-inch diameter hole will be drilled through foundation.**