
LEAD SERVICE LINE REPLACEMENT



RESIDENTIAL COST SHARE PROGRAM



FEBRUARY 17, 2026
VILLAGE OF DEERFIELD
850 WAUKEGAN RD, DEERFIELD, IL 60015

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Background

The Village of Deerfield's potable water is supplied by the City of Highland Park, which sources its raw water from Lake Michigan. Highland Park draws water through a 54-inch intake pipe located one mile offshore at a depth of approximately 30 feet. Following treatment, the water is piped into Deerfield's distribution system where it is supplied to residents and businesses.

The Village's water distribution system is made up of underground *water mains*, typically constructed of cast iron or ductile iron pipes, located within the public right-of-way. The Village is responsible for maintaining and repairing these public mains. Each property connects to the system through a *water service*; a pipe which runs from the Village main to the building and supplies water for occupant use.

Lead piping was commonly used in construction throughout the United States until 1986, when the federal government banned the installation of lead pipes in public water systems. As these pipes corrode or deteriorate over time, lead can leach into the drinking water. The primary source of lead contamination in drinking water is typically the deterioration of lead service lines. To reduce the potential for contamination, the City of Highland Park adds a corrosion inhibitor to the water, which forms a protective barrier between the water and any lead pipes or fixtures within the system. This preventative measure is effective, however, activities such as cutting or disturbing a lead pipe during repairs can damage this barrier and temporarily increase lead levels. The only way to completely eliminate the risk of lead leaching into the water system is to replace all pipes, fittings, and solder that contain lead.

Additional information regarding lead in water can be found on the Village website at: [Lead Service Line Information](#).

Service Line Material Determination

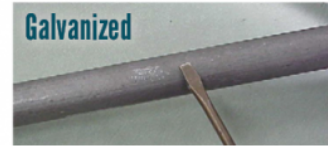
The most common sources of lead in drinking water are lead pipes, faucets, and fixtures. Residents can identify the material of their water service line by using a screwdriver and/or magnet and following the below guidance. The City of Highland Park, who supplies the Village with water, has a helpful video that demonstrates this on their YouTube channel that can be found on YouTube [here](#). Additionally, the Village maintains an active inventory of private property lead service lines. Residents can access this information on the Village website [here](#) as another way to determine the material of their water service.



You have a lead pipe if...



You have a copper pipe if...



You have a galvanized pipe if...



The Scratch Test
...the scraped area is shiny and silver.



The Scratch Test
...the scraped area is copper in color, like a penny.



The Scratch Test
...the scraped area remains a dull gray.



The Magnet Test
...the magnet will not stick to the pipe.



The Magnet Test
...the magnet will not stick to the pipe.



The Magnet Test
...the magnet sticks to the pipe.



The Tapping Test
...tapping a coin on the pipe makes a dull noise.



The Tapping Test
...tapping a coin on the pipe makes a metallic ringing noise.



The Tapping Test
...tapping a coin on the pipe makes a metallic ringing noise.

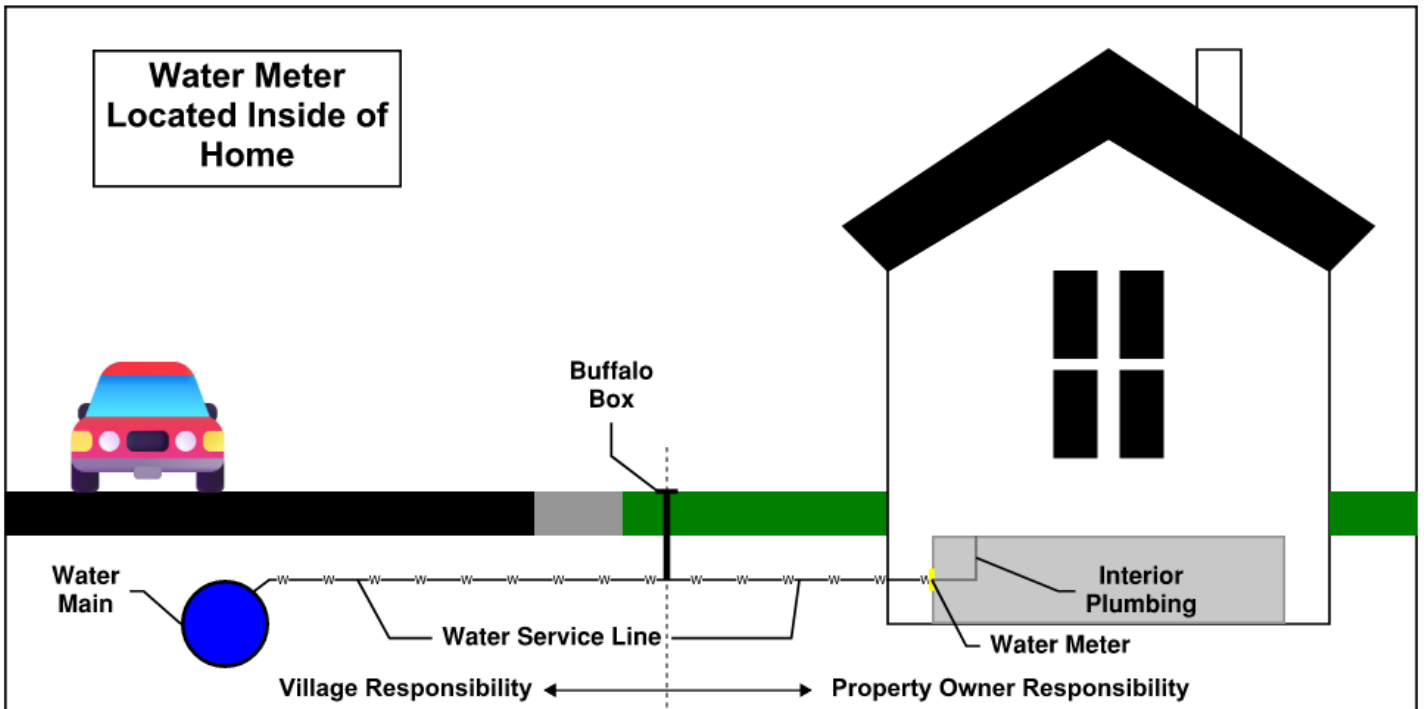
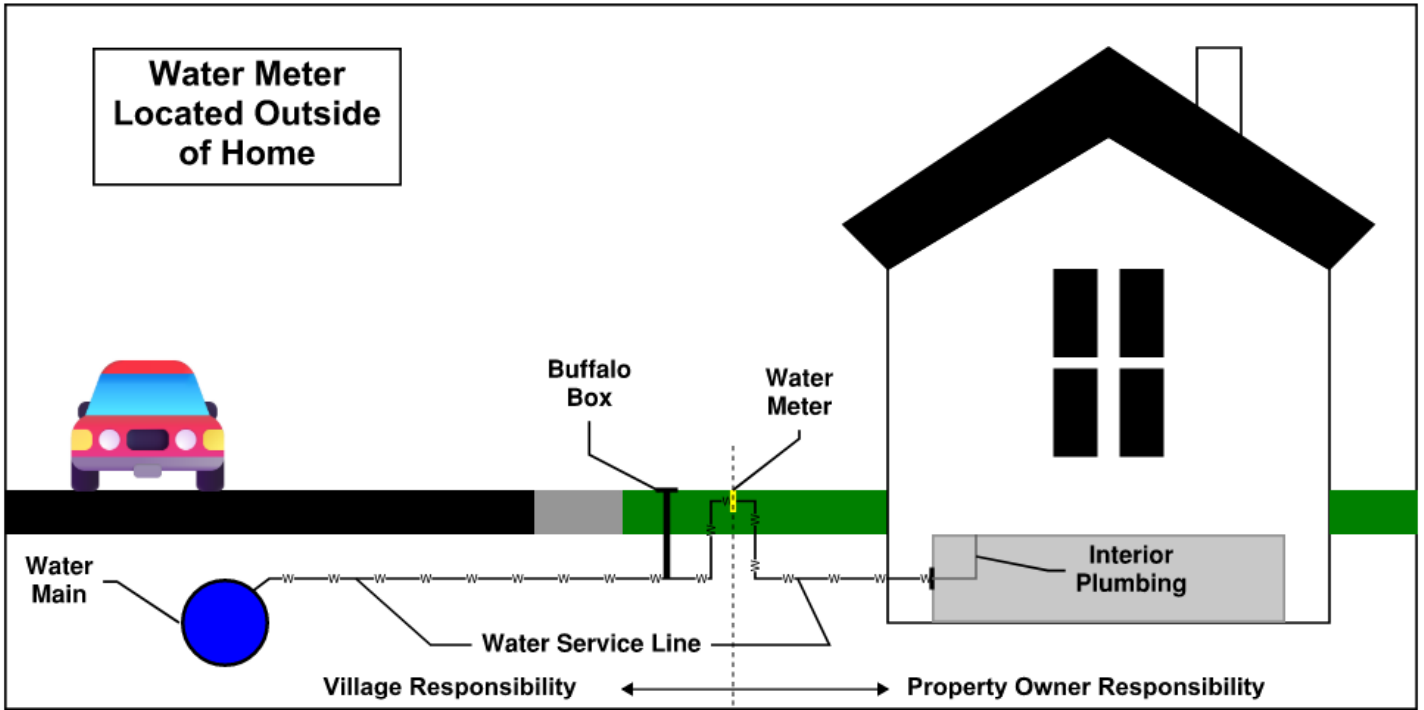
Reimbursement Program

The purpose of this program is to support the *voluntary* replacement of lead water service lines within the Village of Deerfield. **Please note that funding for this program is limited. Acceptance into the program will be allocated on a first come, first served basis. Incomplete submissions will be rejected and will forfeit their place in the queue.** This program is **not** intended to help fund water service replacements conducted for any other reasons, including but not limited to repairs, system upgrades, or replacements required by Village Ordinance (such as additions or new construction) or by any other regulatory agency (including the Illinois Environmental Protection Agency, Illinois Department of Public Health, Illinois Plumbing Code, etc.).

Water service replacements mandated by these agencies are not eligible for reimbursement under this program. Furthermore, if any private work occurs on the property within 12 months of receiving a reimbursement that would have otherwise required a water service replacement under Village Ordinance or other regulations, the property owner must repay the full reimbursement amount to the Village. The only exception to this requirement is a change in property ownership within the 12 month window.

Per Village Ordinance (Municipal Code Chapter 23, Article 2), maintenance of water service lines is divided between the Village and the property owner. The section of the water service line extending from the water main up to and including the buffalo box or meter pit is maintained by the Village (i.e. Village portion). The section extending from the buffalo box into the building is maintained by the Property Owner (i.e. private portion). The buffalo box or meter pit is typically located in the parkway between the curb and the sidewalk, though in some cases it may also be situated behind the sidewalk. A diagram illustrating a typical water service layout is on page 4 of this document.

If the water service being replaced includes an existing meter pit in the parkway, program eligibility requires that the outside water meter pit be removed and a new water meter be installed inside the building, if feasible.



Given the maintenance division of these elements, this program offers reimbursement based on the following situations:

Full Replacement – Village and Private Portion

The vast majority of replacements will fall into this category. This reimbursement covers the replacement of the entire water service line from the water main into the building, and all exterior restoration (roadway, sidewalk, parkway). For this situation, the reimbursement amount will be a **50% match**, up to a maximum of \$6,000.00.

Partial Replacement – Private Portion Only

This situation is for the replacement of the private portion only. This situation exists when the public portion is known to be copper but the private portion is lead and requires replacement. For this situation, the reimbursement amount will be a **50% match**, up to a maximum of \$2,500.00.

Cost Eligibility

The lists below outline common components of a water service upgrade or replacement for either of the above scenarios. Each list indicates which components are **eligible** or **ineligible** for reimbursement under this program.

Eligible Costs for Reimbursement

- 1) Excavation at the water main for connection/disconnection.
- 2) Disconnection of the old water service.
- 3) Removal of an existing meter pit and installation of a new meter inside the building.
- 4) Excavation at the buffalo box for removal or replacement.
- 5) Installation of a new 1 ½” Type K copper water service, including a curb stop valve, fittings and a buffalo box. (Note: 1 ½” copper is required within the Village right-of-way. A smaller, code compliant service may be used between the b-box and the structure (1” minimum).
- 6) Pavement, parkway, and lawn (turf only) restoration, if necessary.
- 7) Removal of drywall and removal and replacement of basement flooring.
- 8) Removal and replacement of building electrical grounding using similar components.
- 9) Applicable Village deposits.

Ineligible Costs for Reimbursement

- 1) Removal and replacement of interior finishes not referenced above (cabinets, shelving, etc.).
- 2) Materials that do not meet program specifications or Village Ordinance requirements.
- 3) Ancillary improvements not required under this program.
- 4) Landscaping improvements (i.e. plantings, bushes, etc.) other than those listed as eligible.
- 5) Water service replacements required by Village Ordinance (additions, new construction, etc.).
- 6) Additional costs resulting from the use of a water service larger than 1 ½” in diameter.
- 7) Additional costs resulting from the use of a non-metallic water service (tracing wire, electrical grounding, etc.).

Please note that these lists are not inclusive. Additional project elements will be considered for reimbursement on a case-by-case basis as determined by the Director of Public Works & Engineering. Before approving the reimbursement application, staff will notify the applicant of which additional costs are eligible or ineligible.

Program Specifications

The following items are required of each project:

- 1) Plumbing and electrical contractors must hold a valid state license and must also register with the Village prior to submitting an application. Village registration can be applied for via the Village website [here](#).
- 2) Only portions of the water service made of lead piping will be eligible for reimbursement. Any replacement of non-lead material (excluding galvanized when located downstream of any lead) shall be the sole responsibility of the Property Owner.
- 3) All lead portions of the water service must be replaced at the same time before reimbursement is issued.
- 4) If an existing outside meter pit is present, the pit must be removed and the water meter relocated inside the building, where feasible.
- 5) Reimbursement is based on costs for installation of a 1 ½” Type K copper water service. Costs associated with a larger water service will be the responsibility of the Property Owner.
- 6) The new water service located on private property shall be no less than 1” in diameter or equal to the existing service size, whichever is greater.
- 7) In accordance with the Illinois Department of Public Health, wherever the horizontal and vertical separation requirements are not met, and the water service is not encased in accordance with IDPH Title 77 I11. Adm. Code 890.1150 b) 3), then the water service line must be replaced using type K copper.
- 8) The new water service tap must be located at least 18” from the existing water service tap.
- 9) Only Village Staff may operate the valve associated with the buffalo box.
- 10) Water service installation shall be directional drilled through the public right-of-way unless otherwise approved by Village Staff. For more information on this construction method, please watch the following video on YouTube: [Directional Drilling Explained](#).
- 11) A detailed cost proposal shall be submitted with the application, showing all costs associated with the project.
- 12) A three-year warranty is required for all labor and materials.
- 13) All required permits and program approval shall be acquired prior to work beginning.
- 14) All inspections must be completed and all disturbed areas, whether in the public right-of-way or on private property, must be restored in accordance with Village standards before the program reimbursement is approved and distributed. Please note the Village will retain all street and right-of-way deposits for a period of nine months following the Village’s acceptance of the restoration work before releasing the deposits. This is to ensure no settlement or deterioration occurs.
- 15) This program is not retroactive. Work performed prior to program approval shall not be considered reimbursable.
- 16) Each property is eligible for a single reimbursement as part of this program. Properties with multiple water services or contiguous ownership will count as a single property for eligibility.

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Procedure

Below is a typical procedure that is followed when carrying out a water service replacement:

- 1) The property owner should contact plumbing and electrical contractors to request quotes for replacing the water service and associated grounding. It is recommended to obtain estimates from at least three different contractors. *The Village requires contractors performing certain types of trade work to complete annual registration to verify licensing and bonding. Successful registration of a contractor with the Village does not imply any recommendation of a contractor by the Village. The required online permit application process will prevent the submission of applications that have not selected registered contractors for any required trades.* Contractors may register with the Village via the Village website [here](#).
- 2) Once a contractor and scope of work are selected by the property owner, the property owner should complete and sign the Reimbursement Program Application Form and the Lead Service Line Replacement Reimbursement Agreement.
- 3) Once these forms are completed, the property owner should submit a single, full permit application to the Village which includes the following items:
 - a. The Reimbursement Program Application Form
 - b. The Lead Service Line Replacement Reimbursement Agreement
 - c. A Detailed Project Estimate – the estimate must break out the cost of all work items (e.g. the disconnection of the old service (abandonment in place is permitted), the connection of the new service, the removal of the old buffalo box/meter pit, the installation of the new buffalo box, the installation of the new meter inside the house, any pavement/parkway restoration, and new pipe installation)
 - d. A description of the proposed scope of work (this can be combined with the detailed project estimate)
 - e. A site plan containing all required information (see the sample site plan on the permit landing page)
- 4) A full permit submission must be made through the Village’s online permit portal, which can be found on the Village website [here](#). The correct Permit Type to select for this work should be the **“Lead Service Line Replacement Permit”**. **Please note that funding for this program is limited. Acceptance into the program will be allocated on a first come, first served basis. Incomplete submissions will be rejected and will forfeit their place in the queue.**

If any required documentation is missing from this application submittal, Village Staff will not be able to perform a comprehensive review. All required documents must accompany your application. Applications missing any required documentation will be rejected and will forfeit their place in the queue.

- 1) After all required documents and information have been submitted and reviewed, Village Staff will contact the applicant regarding permit approval and to confirm the reimbursement amount.
- 2) Following the payment of any applicable street or right-of-way deposits, the permit will be approved (please note that all fees typically associated with a water service replacement are waived as a part of this program). Following the permit approval, the contractor may proceed with the approved scope of work. All required inspections must be scheduled by the contractor in accordance with the permit conditions.
- 3) After the work is completed and all inspections are passed, the property owner and the contractor must complete and sign the Affidavit of Completed Replacement Work. The form should be

submitted to Village Staff **only after the project is complete and all inspections have been passed.**

- 4) Upon receiving the signed Affidavit of Completed Replacement Work, Village Staff will conduct a final review of all paperwork and inspections. If everything is in order, the reimbursement will be processed. If additional information is needed, Staff will contact the applicant. It typically takes four to six weeks for reimbursements to be issued and mailed to the Property Owner.

The Village reserves the right to modify this Administrative Program, as well as policies, procedures and rules adopted under the Administrative Program as deemed necessary.