



WEST BASIN

Municipal Water District

Non-Functional Turf Ban and Available Resources

SBCCOG Board Meeting
January 22, 2026



Statewide Ban on Irrigation of Non-Functional Turf



AB 1572 (2023) prohibits the use of **potable** water to irrigate “non-functional turf”.

New law applies to local governments, commercial & industrial, educational institutions, HOAs and others

DOES NOT apply to residential properties

Examples of Non-Functional Turf

“Nonfunctional turf” is defined as any turf that is not located in a recreational use area or community space and includes turf located within street rights-of-way and parking lots

- Decorative lawn along sidewalks, building edges, or fences
- Unused patches near signage or building entries
- Lawn in medians, roundabouts, parking lots, or entry signage zones
- Sloped lawn areas



Trees and Non-Turf Plants

Trees and non-turf plants can continue to be irrigated with potable water



Examples of Functional Turf

- Athletic fields/Sports fields
- School playfields
- Event lawns
- Pet exercise areas
- Cemeteries and memorial lawn areas
- Community parks and game areas
- Playground areas within parks or schools
- Golf course tees and greens (playing surfaces only)



Phased Approach



Irrigation ban goes into effect over several years:

Jan. 1, 2027 – Public properties owned or managed by local government agencies

Jan. 1, 2028 – Commercial, industrial, and institutional (CII) properties

Jan. 1, 2029 – Common areas of homeowners' associations, common interest developments, and community service organizations or similar entities

Jan. 1, 2031 – Local government facilities in DACs

How to Comply with New Law

- Discontinue irrigation of NFT areas with potable water
- Use **recycled water** to irrigate NFT areas
- Replace NFT areas with climate-appropriate landscapes
 - Free landscape design
 - Turf removal rebates
- Convert NFT into functional areas

What happens if you don't comply?

Failure to comply with AB 1572's nonfunctional lawn irrigation restrictions can result in civil penalties of up to \$1,000 per day (California Water Code §1846).

Public water systems, cities, counties, etc. are authorized to enforce these provisions, by revising or adopting their regulations, ordinances, or policies governing water service.

Enforcement specifics may vary by water agency. Please connect with your local water provider for details.

Available Support from West Basin and MWD



NOW is the time to replace non-essential grass with water-wise landscapes BEFORE the 2027 California ban on irrigating non-functional grass with drinking water goes into effect.

Metropolitan Water District is offering its biggest rebate ever, up to **\$7 per sq. ft.** with expanded resources for businesses and public agencies. Funds set to expire January 2026.

Up to **\$7** per sq. ft. **REBATE** and Free Landscape Design

New increased rebate!
Up to \$7 per sq. ft. of grass replaced

Free landscape design
Valued at up to \$5,000

Larger project sizes
Rebates applicable for projects up to 200,000 sq ft.

Rebate application assistance

*Date subject to change.

This law applies to:

- ▶ State and Local Governments, School Districts and other public agencies
- ▶ Commercial, Industrial, and Institutional owned or leased properties
- ▶ Joint Powers Authorities
- ▶ Homeowner Associations

West Basin & MWD provide incentives, education, and services to encourage turf transformations.

#1. Free Landscape Design Services
➤ Valued up to \$5,000

#2. Turf Removal Rebates
➤ \$7/SF for limited time
➤ \$4/SF for long-term

#3. Outreach & Education
➤ City outreach
➤ Mailers
➤ Fact Sheets/FAQs/Websites



To learn more and check eligibility, visit or call:
WestBasinCA.gov/public-agency-grass
310-660-6209



Other NFT Information and Resources

- State developed a form for compliance certification and requires owners of covered properties to certify their compliance.
- Requires the Governor's Office of Business and Economic Development (GO-Biz) to support small and minority-owned businesses.
- www.nonfunctionalturfca.org
- www.bewaterwise.com/nonfunctionalturf.html
- www.westbasin.org

Public Agency Grass Replacement Program



**Rebates
up to \$7/SF**



**Landscape
design assistance**



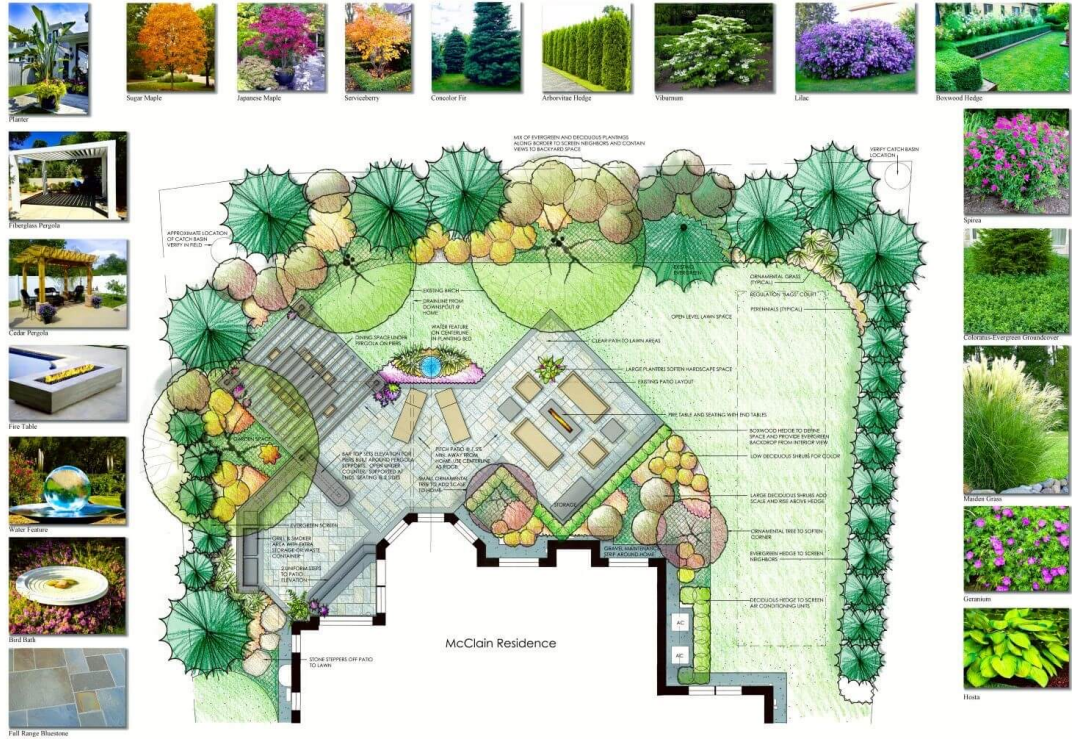
**Projects up to 200,000
square feet**

Eligible public agencies include any federal, state, regional, local governmental entity:

- City-owned landscapes, parks, schools
- Special districts
- Joint power authorities

Free Landscape Design Services

- West Basin offers free custom landscape design services to government/public agencies:
 - City-owned landscapes, parks, schools
 - Special districts
 - Joint power authorities
- Valued at up to \$5,000
- Design required to apply for MWD turf removal rebate





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West Basin Municipal
Water District