



# Moulton Niguel Water District

## STAFF REPORT

**TO:** Board of Directors **MEETING DATE:** April 16, 2014

**FROM:** Matt Collings, Assistant General Manager  
Doug Zytkevicz, Superintendent of Customer Service

**SUBJECT:** Rebate Applications for Turf Removal and Synthetic Turf

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### **SUMMARY:**

Issue: The District has received several requests for rebate applications that exceed the maximum allowable acreage for turf removal and/or synthetic turf installation as defined in the approved Board Policy.

Recommendation: In response to current drought emergency, it is recommended that the Board of Directors authorize the General Manager or her designee to consider the rebate applications for the identified customers without a limitation on the maximum allowable acreage for each rebate program.

Fiscal Impact: Sufficient funds are available within the WBBRS Efficiency Fund to fund the identified rebate applications.

### **BACKGROUND:**

Nearly half of the water used at the typical home is for outdoor landscape. Water smart landscapes can decrease water use up to 70 percent through a combination of proper plant selection and irrigation technology. However, the cost of installing climate-applicable plants is sometimes an obstacle to turning traditional grass yards into more water-efficient environments. The District’s turf replacement program is designed to help residents, businesses, and public agencies make that conversion. Another available program is the installation of synthetic turf. Each program currently offers \$1.50 per square foot. However, the current program provides limitations on the amount of turf removal and/or synthetic turf installation that qualifies for the rebate.

- Residential Customers: A maximum of 1,000 square feet per customer for turf removal and synthetic turf installation.
- Commercial customers: Turf removal is limited to 3,000 square feet per customer and synthetic turf is limited to 2,000 square feet.

## #6.

Each customer is also eligible to receive up to \$1.00 per square foot in rebates from the Municipal Water District of Orange County (MWDOC) rebate program for turf removal only. The MWDOC rebate application is processed in parallel, but separately at this time, with the District's rebate application.

### **DISCUSSION:**

In recent months, the District has expanded its outreach efforts to promote water use efficiency in response to the drought emergency. The customers have responded to the Governor's call to action resulting in requests for turf removal for more than 800,000 square feet from five different commercial sites along with a request for more than 310,000 square feet of synthetic turf installation. Table 1 identifies the customers and the rebate requests from each of the programs.

The current fiscal year budget for rebates was set at \$1.5 Million. Similar to Metropolitan Water District's recent action to increase its budget for conservation/water use efficiency rebates, staff is proposing to double the District's budget for rebates to a total of \$3 Million in Fiscal Year 2014/15. Doubling the rebate funds would allow for sufficient funds to cover the five requests in addition to other rebates.

As a condition for the rebate, all of the projects are required to be completed within the next 12 months. The total rebate value anticipated from the five projects is approximately \$1.7 Million. Staff is recommending the Board remove the maximum allowable acreage to allow the General Manager or her designee to consider each application based on the overall project objectives, various funding sources, and current available budget for rebate funding. Removal of the maximum acreage by the Board of Directors does not constitute an approval of the rebate application, but allows the application to be considered for the full amount of turf removal or synthetic turf installation.

The current program requires participants to sign up and receive approval for participation before removing turf. Staff is proposing that the cap limitations be removed for a period of one year in which each entity would complete the defined projects. If a project is not completed within that time frame, a new application could be submitted and considered.

### Attachments:

1. Table 1 – Rebate Application Summary
2. Exhibit No. 1 – City of Laguna Hills Projects
3. Exhibit No. 2 – Aliso Village Center Project
4. Exhibit No. 3 – Highland Park HOA
5. Exhibit No. 4 – El Niguel Country Club

**TABLE 1**

**REBATE APPLICATIONS FOR TURF REMOVAL AND SYNTHETIC TURF**

Customer	Proposed Turf Removal (sq. ft.)	Proposed Rebate Value (\$)	Proposed Synthetic Turf Installation (sq. ft.)	Proposed Rebate Value (\$)	MNWD Proposed Rebate Value (\$)	MWDOC Turf Removal Rebate	Total Proposed Rebate Value (\$)
City of Laguna Hills Softball Field	66,952	\$ 100,428	76,993	\$ 115,490	\$ 215,918	\$ 66,952	\$ 282,870
City of Laguna Hills SVUSD Joint Fields	206,323	\$ 309,485	234,961	\$ 352,442	\$ 661,926	\$ 206,323	\$ 868,249
Aliso Village Center	44,000	\$ 66,000	NA	NA	\$ 66,000	\$ 44,000	\$ 110,000
Highland Park HOA	55,000	\$ 82,500	NA	NA	\$ 82,500	\$ 55,000	\$ 137,500
El Niguel Country Club (See Note 1)	435,600	\$ 653,400	NA	NA	\$ 653,400	\$ 435,600	\$ 1,089,000

Note 1 - El Niguel Country Club is currently considering a program to replace up to 30 acres of turf throughout their property. Based on early discussion with staff at El Niguel Country Club, it appears the first phase of turf removal is approximately 10 acres.



# Laguna Hills Fields Turf Removal



LAGUNA HILLS DR

PASEO DE VALENCIA

Laguna Hills High School Upper Field  
206,323 Sq. Ft. of Removal

City Softball Field  
66,952 Sq. Ft. of Removal

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ALICIA PKWY



0 125 250 375 500 Feet

Scale = 1:3,000

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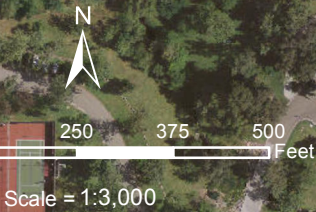


# Aliso Village Center Turf Removal



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Aliso Village Center  
44,000 Sq. Ft. of Turf Removal



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# Highland Park HOA Turf Removal



Highland Park Community Association  
55,000 Sq. Ft. of Turf Removal



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# El Niguel Golf Course



CLUB HOUSE DR

CROWN VALLEY PKWY

NIQUEL RD

El Niguel Golf Course  
30 Acres of Turf Removal  
(Various Areas of Golf Course)

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