

AB 1572: New rules for non-functional turf

What property owners need to know

What is AB 1572?

California's AB 1572 restricts the use of drinking water, also known as potable water, on non-functional turf at commercial properties. The law is focused on saving water, preparing for drought, and encouraging more water-efficient landscaping.

The law applies to decorative grass areas that are not used for recreation or community activities. AB 1572 took effect January 1, 2024, with compliance deadlines phased in over the next several years.

Types of non-functional turf



Isolated turf
Grass areas with no trees or plants nearby.



Mixed landscape
Grass areas mixed with trees or plants where irrigation supports nearby landscaping.

Compliance timeline

January 1, 2027
State and local government properties

January 1, 2028
Commercial, industrial, and institutional properties

January 1, 2029
HOA common areas, mobile home parks, and retirement communities

Additional reporting requirements

Beginning June 30, 2030, commercial, industrial and institutional (CII) properties with more than 5,000 square feet of irrigated area will be subject to a separate requirement to certify ongoing compliance with the State Water Resources Control Board.

This is a supplemental requirement for properties over the 5,000 square-foot threshold. Properties that do not meet this threshold are still subject to irrigation restrictions.

Who decides if turf is functional?

Property owners are responsible for following the state's rules, including any required self-certification. We're here to help explain what the rules mean, determine whether your grass is affected and answer questions.

While we don't plan to enforce these rules locally, we'll have a dedicated contact available to help residents and property owners.

What is non-functional turf?

Non-functional turf is mowed grass that looks nice but is not regularly used. Common examples include grass:

- Along sidewalks or streets
- In medians
- Around parking lots
- In front of businesses
- In HOA common areas

Who must comply?

The law applies to:

- Local government properties
- Commercial properties
- Industrial properties
- Institutional properties
- HOA common areas

What is exempt?

The law does not apply to:

- Residential lawns
- Cemeteries
- School sports fields
- Parks and areas used for recreation or community events
- Non-functional turf irrigated with recycled water
- Trees located in non-functional turf areas, to help protect and maintain a healthy tree canopy
- Areas needed for health, safety, sanitation, or fire protection

Water-efficient landscapes can still look great

Many properties are replacing decorative grass with landscapes that use less water and require less maintenance.

The State requirement applies to City properties, too. Roseville Environmental Utilities is working with partners in Parks, Recreation & Libraries, Fire and other City departments to identify qualifying, City-owned landscapes and determine appropriate compliance pathways. The City has earmarked funding for necessary conversion work.

Roseville is here to help

Roseville Environmental Utilities provides water, wastewater and trash and recycling utility services. We offer programs and resources to help customers prepare for AB 1572 requirements. Our water efficiency team can help customers identify opportunities to save water and improve landscape efficiency.

Get started

- Schedule a free commercial water efficiency survey, contact us at (916) 774-5761
- Learn about landscape conversion rebates and water-saving programs available for commercial and HOA customers
- Explore water-efficient landscape ideas
- Upgrade older irrigation systems to more efficient options
- Connect with landscape professionals familiar with water-efficient designs

Visit **Roseville.ca.gov/nonfunctionalturf** or scan the QR code for more information.

Benefits of removing non-functional turf

- Save water outdoors
- Lower water bills
- Reduce mowing and landscape maintenance
- Create landscapes better suited for California's climate
- Improve drought resilience

***Removing non-functional turf helps save water, but may impact tree health if done improperly.**

Find tree-care resources for protecting existing trees during lawn conversion at **NonfunctionalTurfCA.org**

The presence of a tree does not make surrounding nonfunctional turf functional. However, State law allows potable water to be used as necessary to maintain the health of existing trees. The irrigation system may need to be modified so the tree can continue receiving water without irrigating the lawn.









Contact us

Questions about AB 1572 or non-functional turf requirements?
Contact our water efficiency staff at **Roseville.ca.gov/nonfunctionalturf** or call (916) 774-5761.

CITY OF ROSEVILLE CALIFORNIA