

LOMAA BOARD MEETING MINUTES

Monday, July 7, 2025

12-1:15 PM

In-Person Meeting - CAC Rm Birch

Zoom Meeting:

<https://us02web.zoom.us/j/85677175337?pwd=ZiP3C2OextaYPu5dSZ5mON04Uiy2aa.1>

Meeting ID: 856 7717 5337

Passcode: 376241

CALL Meeting to order – 12:00 PM

- Meeting called to order with Debra Kiddoo and Peggy Cummins attending

OPENING BUSINESS

- Member and Guest Introductions
 - Members and guests represented Twin Lakes, Riven Rock, Oak Island, Oak Isle #1, Fairfield, Oak Forest, Stone Creek, Starry Knolls, Meadowcreek, Mount Vista, Valley Green, Pythian Court, Golf Court, Singing Brook, Quail Run and Singing Wood

CONTINUING BUSINESS

- Approve Minutes 5/5/2025 - Approved
- Treasurer's Report – Peggy Cummins appointed Treasurer; President will assume Secretarial duties for now
- LOMAA Board
 - John McInnis (Riven Rock Board past President) appointed to the LOMAA board; Jerry Gladstone (Singing Brook) is OVA-LOMAA Liaison
 - Election – Elections will be held in September; will place articles in e-blasts and Oakmont News. The by-laws calls for a 5 person board so there are two open positions: need a secretary and another director. Nominees should contact Debra Kiddoo at lomaaOakmont@aol.com.
- Announcements:
 - LOMAA update to OVA Board 7/15
 - TECO to present Bootcamp for new and returning Board members on July 30th

PRESENTATION:

Planning for AB-1572 -Presented highlights from the current law

https://leginfo.legislature.ca.gov/faces/billNavClient.xhtml?bill_id=2023

[20240AB1572](#) with some input from the City of Santa Rosa Cash for Grass program (presentation will be uploaded to the new LOMAA webpages on the OVA website soon).

- Use of potable water for irrigation of non-functional turf on common area properties of HOAs will be prohibited effective 1/1/2029
- Role of State Water Board vs Regional vs Local Water Agency regarding enforcement to be clarified—hopefully by September, 2025
- Lack of Clarity--Regulations, Ordinances and Policies to be communicated by 1/1/2027
- Non-compliance subject to penalties (\$500/day?); compliance may be postponed upon showing of good cause up to 3 years—form to be created
- Compliance self-certification for HOAS with over 5000 sq feet of irrigated common area to commence 6/30/31
- Considerations:
 - Law does not state turf has to be removed; just cannot be irrigated with potable water
 - Law not applicable to other ground cover, plantings, trees, or grasses not defined as turf (see definitions in law)
 - Cash for Grass program probably will not be available for turf removal from areas covered by AB1572 after 1/1/2029
 - Challenges to the law expected but none known at this time
- Planning:
 - Outlined approach to begin planning for possible turf removal
 - Agreed to conduct an inventory of all turf (without determining whether functional or not since still unclear) in common area and providing information to LOMAA so we can get an idea of potential cost and impact to Oakmont HOAs. This information will be used for advocacy with Water Boards, Legislators, OVA, etc. It will also be used for common planning purposes.

OPEN FORUM

ADJOURNMENT - 1:15 PM

NEXT BOARD MEETING:

- Monday, August 4, 2025 NOON, CAC Rm Birch

NEXT QUARTERLY MEETING:

- Wednesday, September 17, 2025 4 PM, West Rec Center