

Civil Code 4735(a) makes void and unenforceable any provision in an association's governing documents that prohibits artificial turf or any other synthetic surface that resembles grass. Your Architectural Committee, however, does have the right to review and approve a landscape plan submitted by the homeowner. Design considerations regarding synthetic turf will include the following:

Color

Color Retention

Pile and Weight

Toxic Materials

Permeability

Water Absorption

Infill Materials

Base and Drainage

Design of the front landscaping

Please be prepared to submit a sample along with your application to your Architectural Committee.