

WATER SMART LAWN PROGRAM

2026 WATER CONSERVATION REBATES & REQUIREMENTS

Program Objective

The Water Smart Lawn Program is structured to start with a professional irrigation efficiency assessment, identify the highest-value water-saving opportunities, and then support eligible irrigation upgrades and lawn conversion projects appropriate for Summit County’s mountain conditions.

Program Pathway

Step 1 Assessment	Step 2 Irrigation Upgrades	Step 3 Verification & Rebates
<p>Sign up for professional water efficiency lawn assessment and customized findings report.</p>	<p>Eligible equipment upgrades recommended in the assessment report. Turf replacement and low water landscape improvements where appropriate.</p>	<p>Schedule Verification Audit. Apply for rebates at HighCountryConservation.org</p>

Step 1: Irrigation & Lawn Assessment Rebates

This is the primary entry point into the program. The assessment identifies irrigation performance issues, controller and scheduling needs, water waste concerns, and eligible next-step improvements. High Country Conservation Center pays the assessment provider directly to the approved rebate amount.

- Available to all homes, HOAs and commercial properties located within Summit County. High Country Conservation Center works with [ET Irrigation](#) and receives a negotiated group rate.
- Required prior to applying for irrigation equipment upgrade rebates.

Email info@highcountryconservation.org for details.

Property Type	2026 Assessment Rebate
Residential (single family, duplex, triplex)	100% of cost, up to \$450
Commercial properties and HOA / multifamily common irrigated areas	Up to \$1,350
Projects serving workforce or underserved populations	Up to \$1,800

*HC3 pays ET Irrigation directly for eligible assessment fees, up to the rebate eligible amount shown above.

[Click here to sign up for an irrigation assessment](#) through High Country Conservation Center. A member of the ET Irrigation team will reach out to you to confirm your appointment.

Step 2: Irrigation Equipment Upgrade Rebates

Assessment required. Only upgrades recommended in the property assessment report are eligible for rebates. Equipment rebates below are organized so the stated maximum rebate can be reasonably achieved.

- Available to all homes, HOAs, multifamily properties, and commercial properties located within Summit County.
- Property must have a Wi-Fi or Vi-Fi connection where required by the controller or sensor technology.
- Weather-based smart irrigation controllers must be paired with an on-site rain/freeze sensor. The controller and the physical sensor work in tandem to improve real-world performance and to interrupt irrigation when on-site conditions require it.

Upgrade Type	Specifications	Residential	HOA / Commercial
Weather-based smart irrigation controller package	Retrofits on existing systems only. Must include WaterSense-labeled controller and on-site rain/freeze sensor.	\$300 / package	\$300 / package Up to \$1,000
Flow sensor	New irrigation systems or retrofits.	\$100	\$100
WaterSense-labeled soil moisture sensor	New irrigation systems or retrofits. Limited to eligible labeled products.	\$100	\$100
Rotary / high-efficiency sprinkler nozzles	Retrofits on existing systems only. Limited to approved devices.	\$10 / nozzle Up to \$250	\$10 / nozzle Up to \$300

Maximum Residential / Single Family Equipment Rebate \$750	Maximum HOA / Commercial Equipment Rebate \$1,500
---	--

Step 3: Lawn Upgrade Rebates

Lawn upgrades, or turf replacement, are for supplanting previously irrigated turfgrass **that is completely removed** within the project area and replaced with low-water requirement landscaping appropriate for Summit County conditions.

- Meadowscaping with Colorado native grasses and wildflowers.
- Waterwise or lower-water-need trees, shrubs, and perennials.
- Permeable hardscape not exceeding 50% of the total project area.
- Do-it-yourself projects or contracted landscaper installations.

Property Type	Base Rebate	Rebate Structure
Residential	\$750 maximum	\$4 per square foot, up to \$750
Commercial / HOA / Multifamily	\$1,500 maximum	\$4 per square foot, up to \$1,500

Stackable / Additional Rebates

Additional Rebate Type	Amount
Case study participation (limited spots available; may allow doubling of the base maximum rebate)	As approved
Workforce / underserved project bonus	+\$150
Large project bonus for project area greater than 10,000 sq. ft.	+\$1,000
Multi-unit property bonus: 50–100 units	+\$100
Multi-unit property bonus: 100–250 units	+\$150
Multi-unit property bonus: 250+ units	+\$300

Landscape Conversion Eligibility Notes

- The landscape converted must maintain at least 50% vegetation cover at full maturity.
- Common turf alternatives that are not eligible include clover, fine fescues, tall fescues, and buffalo grass.
- Concrete, asphalt, and grouted flagstone or pavers are non-permeable and do not qualify for a rebate.
- Rebates will not be provided for artificial turf or hardscape installation associated with pools, fountains, hot tubs, or other water features.
- Rubber mulch and shredded tires are discouraged and do not qualify due to wildfire risk.

Program Requirements

1. An irrigation assessment by a certified professional is required prior to applying for irrigation equipment rebates.
2. Applicants may receive two primary rebate types: assessment rebates and upgrade rebates.
3. Rebate applications must be received within 90 days of the date on the paid invoice or receipt.
4. Upgrades must be verified before rebate checks will be mailed.
5. Rebate checks will be mailed within 4 to 6 weeks of receiving a completed rebate application and all required documentation.
6. HC3 is not liable or responsible for any act or omission of any party, consumer, or contractor whatsoever.
7. HC3 is not liable for rebates promised to consumers because of a contractor misrepresenting the program.
8. Rebates are subject to change or discontinuation without notice. Funding is limited and applications will be accepted on a first-come, first-served basis.
9. HC3 reserves the right to refuse payment or participation if the consumer or contractor violates program rules or procedures.