

**Wood River Water Collaborative**  
HOA Subcommittee meeting notes  
October 20, 2015, Golden Eagle Clubhouse

Attending: David Sias, Karl Nichol, Jim Jacquet, Patti Lousen

The group discussed and recognized the need for Home Owner Associations (HOA) to work together with water issues and addressed what would be the best way for us to facilitate this conversation. Ideas and comments are included below and are not prioritized.

- We would like to work with HOA boards and individual homeowners for:
  - Educating HOA's on water issues in the Wood River Valley
    - Conjunctive Management, Water Calls, Mitigation, Ground Water Districts, Over-allocation of water, etc.
  - Encourage homeowners to reduce their irrigated footprints to less than .5 acre
  - Encourage further water conservation either voluntarily or as necessitated by mandated curtailment or needed to meet future mitigation plans
    - In the future, what methods will be available to get reduced curtailment or mitigation credits for water conservation related to irrigation efficiencies, fallowing, footprint reduction, aquifer recharge, etc.
  - Discuss the legally permissible uses of irrigation
    - Footprint of .5 acre for properties w/o water rights but with a single well may be irrigated and owner can pump up to 13,000 gallons per day.
    - What are the watering limitations of non-developed lots?
  - How best to reach the Valley's numerous landscapers through both HOA and homeowner channels initially to inform and, over time, to maximize irrigation efficiencies
- Identify those contacts at each HOA who have voting and decision making powers
- Discussed HOA water metering – is individual property metering in HOA's an effective tool to increase cost effectiveness, and in so doing reduce the actual amounts of water consumed? Alternately, would overall reduction (and metering) through the HOA system be enough to enable future mitigation credits? (Most HOA systems do not have individual metering.)
- Discussed need for information sharing amongst the HOA's in order to help uncover vulnerabilities and opportunities that might not be apparent to the individual HOA.
- IDWR is inconsistent in policies and information – difficult to move forward with confidence in any direction. How do we uncover a reliable senior contact at IDWR in order to both get accurate information and to avoid wasting time and resources?
- What are "Best Practices" for HOA's in regards to landscape irrigation /water use? How are these developed and by whom?
- Education/ Information sharing is the first step in having all HOA's aware of upcoming challenges and the need to deal with them in a timely and thorough fashion.

- Nomenclature needs to be consistent and understandable in all communications and at all meetings.
- Discussed the Area of Common Ground Water Supply challenge brought by the local municipalities, the stay of the present delivery call adjudication they achieved, and the possible effect that this stay will have on the time frame of deciding the current water calls. It will be important to get a much better insight into the most likely timeline for decision and curtailment given this recent development.
- Action Items (Determined from above discussions):
  - Patti and Karl will identify 15 or more of the largest HOA water uses and get their board/contact information
  - We will host a **HOA Water Updates Meeting at 4 p.m. on November 17, 2015 at Golden Eagle Clubhouse** for all of the HOA's. Purpose of the meeting:
    - Educate HOA members and property managers on Conjunctive Management, Water Calls, Mitigation and Ground Water Districts
      - Karl/Patti will send out email invites for this meeting setting forth for whom, what and why this meeting is taking place. At meeting, discuss WR Water Collaborative and the HOA subcommittee.
      - Karl will organize a Powerpoint presentation for this meeting
      - If possible, have Kevin Lakey or another senior member of IDWR participate in the meeting
    - Use this and future meetings as a forum for sharing information/ ideas/ solutions specific amongst HOA's
    - Increase awareness that water conservation measures are imminent, lasting, and will be material.
    - Determine how best to work with landscaping companies as they are critical to success of water conservation (due to second home owner population)
    - Encourage HOA's to discuss Water Issues at their annual HOA meetings
      - Karl and Patti will share information with HOA's to meet their annual meeting needs
      - Possibly ask members of this group to attend the annual meetings of the HOA's to provide support and information.
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Might want to add here something along the lines of:

"Given the recent stay in the delivery call adjudication, share latest information/ alternate scenarios with the HOA's regarding probable new timing of the delivery call decision and the implementation of any curtailments associated with that decision."