

**FLOOD CONTROL DISTRICT**

July 21, 2022

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**Lucinda Andreani**  
Administrator

**Christopher Tressler**  
**PE, CFM**  
District Engineer

**Jay Smith**  
Forest Restoration  
Director

Dear Flood-Affected Property Owner:

The increased flood risk due to the Pipeline Fire has created an environment where short-term temporary mitigations are recommended or needed. The Coconino County Flood Control District (District) recommends measures that we believe provide meaningful flood mitigation to homes from the modeled storm events while preventing unintentional upstream or downstream negative (adverse) impacts. These recommendations have been provided by the District's consulting engineers; however, in some cases we have observed property owners who have pursued other measures that may now create unintended upstream or downstream adverse impacts by moving water to other homes/properties.

Property owners should be aware that they may be held responsible (liable) if they impact their neighbors through improper flood mitigation strategies. This is why following District-recommended flood mitigation strategies is of the utmost importance. If you believe that your neighbor is adversely impacting your property through improper mitigation, then it is important that you attempt to work that out with your neighbor. If that is not successful, then document the impacts and contact an attorney.

Remember: Sandbags are intended only to help mitigate flooding to your home. Even if a flood mitigation exhibit has not been prepared for your home, it is still critical that sandbags be placed as near to your home as possible, including such areas as doors and windows. Sandbag placement along property lines and other perimeter areas away from your home will leave your home more vulnerable to flooding and divert floodwater flows that, in turn, could cause adverse flood impacts to other properties.

There is a legal case study (Abney 1995) that explains the legal precedent for proper flood mitigation within your property. This article can be found online at [www.coconino.az.gov/WaterDiversion](http://www.coconino.az.gov/WaterDiversion).

The District is here to help you mitigate your home while reducing your liability for potential impacts. Your safety, and that of your neighbors, during monsoon season remains of paramount concern to us. Please know that Coconino County Flood Control District continues to stand with you and are working hard on your behalf.

Sincerely,



Lucinda Andreani  
Administrator, Coconino County Flood Control District  
Deputy County Manager