

Rose Hill Wash Committee Report to the Board – 2025 Summary

In January 2025, LJA Surveying performed an aerial topographical survey of the portion of the Rose Hill Wash that runs through Dorado Country Club Estates (DCCE). With this data, Bogardus Engineering started work on a remediation plan to present to the City of Tucson.

In early June 2025, at the recommendation of Elizabeth Leibold, City of Tucson Floodplain Manager, the Master Association President sent an advisory to DCCE Directors to distribute to their residents:

Elizabeth Leibold, a Floodplain Manager with the City of Tucson, has stated that much of Dorado Country Club Estates is subject to flooding and that residents need to be informed of the flood danger. Dorado 14 residents adjacent to the wash are especially vulnerable.

Everyone, PLEASE BE PREPARED. Sandbags placed in doorways to keep flood water out of homes is one recommendation. Sandbags are available at various locations in Pima County and the City of Tucson.

In addition, Darrin Meisterhans (City of Tucson) provided the Master Association with sandbags that can be filled with sediment from the wash for homeowners or associations. Associations wishing to hold sandbagging events should contact George Hill.

Early in October 2025, Bogardus Engineering presented a preliminary remediation plan to Elizabeth Leibold, City of Tucson Floodplain Manager. The plan indicates what needs to be done under an emergency management designation and includes the removal of approximately 11,000 cubic yards of sediment. According to Tracy Bogardus, Leibold requested some minor revisions. He will make the changes and set up a time to meet with her and finalize this emergency plan. A full remediation plan will still be needed at some point.

On October 16, Vikki Trask and George Hill walked the DCCE length of the wash with Darrin Meisterhans, and he provided suggestions of actions to take within the wash that would improve sediment flow and significantly improve the situation. He did say that permits are required for any action in the wash, but also suggested that the City will probably not charge for those permits.

There has been no further communication from Bogardus Engineering or the City of Tucson concerning this plan. The committee will meet once Bogardus Engineering provides a revised plan that has been approved by Leibold.

Expenses paid in 2025 – the LJA survey and Bogardus Engineering deposit – were just under \$28,400. When the City approves a remediation plan, Bogardus Engineering will invoice DCCE for the Phase I contract balance of \$8,977.50.

Fortunately, there were no damaging rain events in 2025. The committee has sandbags that can be filled with sand from the wash for homeowners who would like to prepare for storms in 2026.

Respectfully submitted,

George Hill, Committee Chair