

June 23, 2008

To: Kittitas Reclamation District Board

Cc: Mackenzie Moynahan ✓

Kelly Bender

From: Barbara Masberg, 6390 Cove Road, Adjacent Land Owner

Subject: Water situation related to B&J Preliminary Plat (LP-08-21)

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Kittitas County  
CDS

Craig and Reesa Duncan are proposing a 7 lot-3 acre subdivision on 21.57 acres bordering my property on the east and north sides. The Duncan's now reside on the property and have a driveway on the northern boundary of my property. There are also utility boxes and other infrastructure in place.

My understanding is that Craig and Reesa Duncan are required to provide a water plan to the KRDB Board for approval. This plan would cover what would be done in order for the future land owners to receive KRDB water.

The subdivision currently does not have the ability to have delivery of KRDB water. The point of diversion for the Duncan property is on Manastash Road approximately 1 mile west from the Cove Road and Manastash Road intersection. No ditches or pipe exist to deliver KRDB water to other landowners between this point of diversion and the Duncan property. Thus neither the Duncan's nor the future lot owners have the ability to receive KRDB water. Any water plan proposed by B & J would be bogus unless a major construction project involving at least 8 other current landowners, a large amount of capital, and coordination with other agencies such as the Department of Ecology, Yakama Tribe and others would be planned, proposed, approved, and built.

Currently there is a spring which originates on the west side of Cove Road and now flows exclusively on Duncan property. The origination point is on the Allen property. This spring dries up in the summer thus is not a suitable water source plus it is under the Department of Ecology jurisdiction. In August 2006, Duncan installed his driveway. He changed the traditional flow of spring water diverting it by installing a 45 degree culvert. Prior to August 2006, ground water flowed onto my property then to Duncan's finally dissipating. The flow of the water was changed when the Duncans' constructed their driveway. There is no discussion of this water on the application.

Barbara Masberg

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