



P.O. Box 400 Lowell AR 72745 Ph 479.756.3651 Fx 479.751.4356

December 1, 2025

Dr. Sam Ata
Planning Director
Washington County, Arkansas

Re: Eagle Crest Estates

Dear Dr. Ata and members of the Benton County Planning Board,

Beaver Water District (BWD) appreciates the opportunity to comment on the proposed Eagle Crest Estates development located north of Goshen in Washington County.

Beaver Lake serves as the drinking water source for approximately one in five Arkansans. As part of our commitment to protecting public health, BWD employs a multiple-barrier strategy that includes source water protection, public education, and advanced treatment and disinfection processes. Because of the importance of Beaver Lake to our region, BWD expresses interest and sometimes opposes activities or development plans that may negatively impact water quality.

Eagle Crest Estates is a proposed subdivision of 93 residences on approximately 120 acres, with each home utilizing an individual onsite wastewater system. Several low-order streams originate on the property and flow into the White River and Beaver Lake within approximately 1.1 river miles, as shown by the National Hydrography Dataset (USGS). After review, BWD offers the following concerns:

Construction-phase Sediment Control

Due to the project's topography, the volume of anticipated earthwork, and the presence of multiple low-order streams originating on the property, BWD is concerned that the proposed stormwater pollution prevention plan (SWPPP) may not be sufficient to reliably prevent sediment transport during construction and request that the most protective measures be considered in selection, sizing, and enforcement of sediment control plans.

Post-construction Stormwater Management

Long-term stormwater controls including detention ponds, conveyance structures, and established riparian areas, are critical for minimizing erosion and contaminant transport. However, even with the proposed long-term stormwater controls, and considering ongoing development pressures across Northwest Arkansas, BWD remains concerned about the adequacy of these measures to protect the downstream channels from erosive flows. BWD encourages the implementation of enhanced post-construction stormwater practices that will maintain downstream channel stability, encourage infiltration, and mitigate off-site impacts.

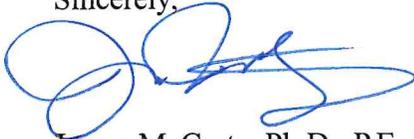
Onsite Wastewater Systems

Given the number, density, and elevation gradient of the proposed onsite wastewater systems and the development's proximity to Beaver Lake, BWD respectfully requests confirmation that reliable, protective wastewater technologies and maintenance practices will be required to ensure long-term performance and minimize the risk of nutrient or microbial impacts to the lake and its tributaries.

The current and future economic condition of Northwest Arkansas is dependent upon the protection of the water quality of Beaver Lake. Incontestably, the quality of the water in Beaver Lake is directly related to what is being done on the land adjacent to the Lake and its tributaries. If land use is thoughtful and well executed, Beaver Lake will continue to be a resource that improves lives and makes possible the sustained economic prosperity of Northwest Arkansas.

Thank you for your consideration.

Sincerely,



James McCarty, Ph.D., P.E.
Environmental Quality Manager
Beaver Water District