

Proposed (septic) Development

in Lakeside Area Watershed

“The vast majority of potential sources of contamination were from septic tanks.”

- Beaver Water District Source Water Protection Plan 2018, 3.5.1 page 21

Arkansas Division of Environmental Quality has designated the Blue Springs Watershed area as Category 5:

“Impaired from sediment and nutrients”

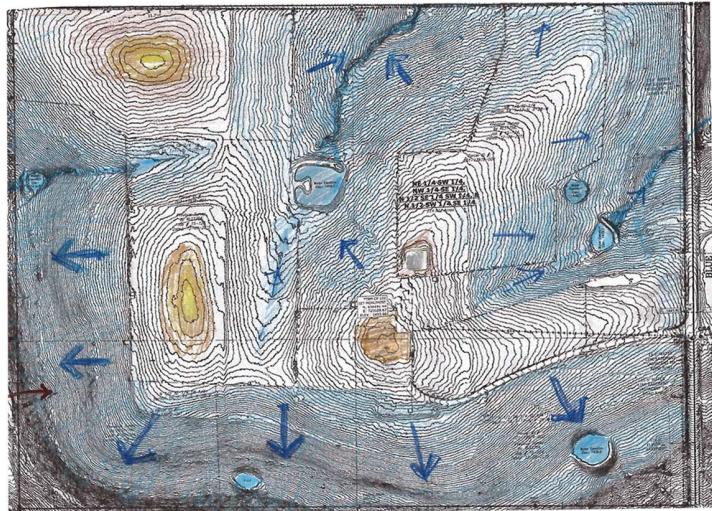
with a priority for protection of ground water.

- Clean Water Act Section 303(d) Listings 2022

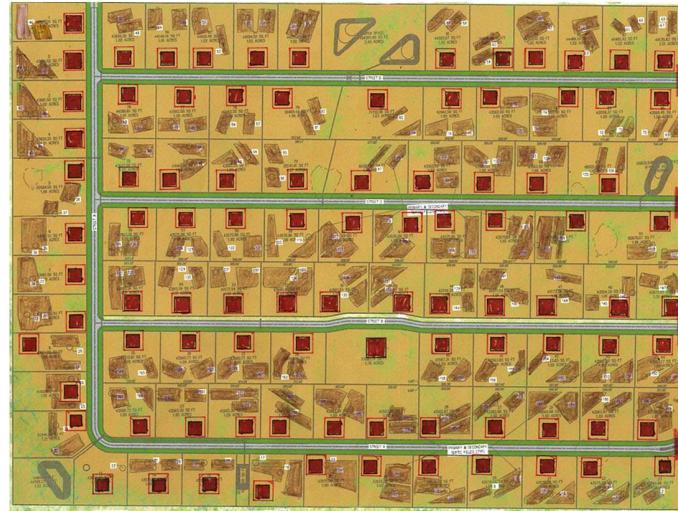
Proposed Site of Eagle Crest Subdivision

Map Source: Beaver Water District. Watershed Maps Lakeside Area.
<https://www.bwdh2o.org/beaver-lake/watershed-maps/>

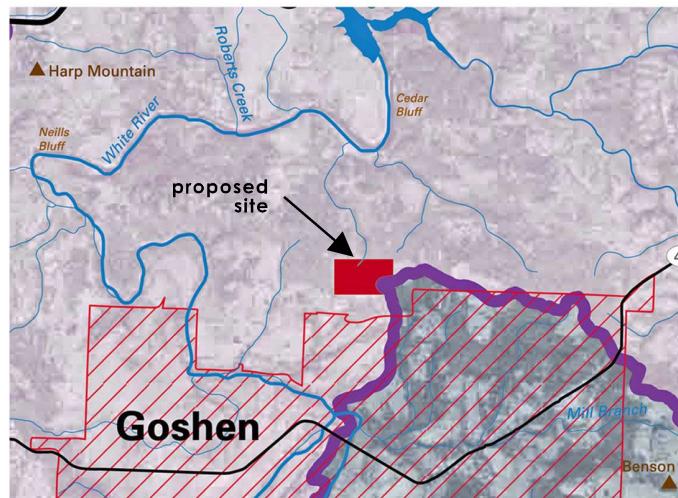
Before and After Comparison



Existing site plan with steep terrain



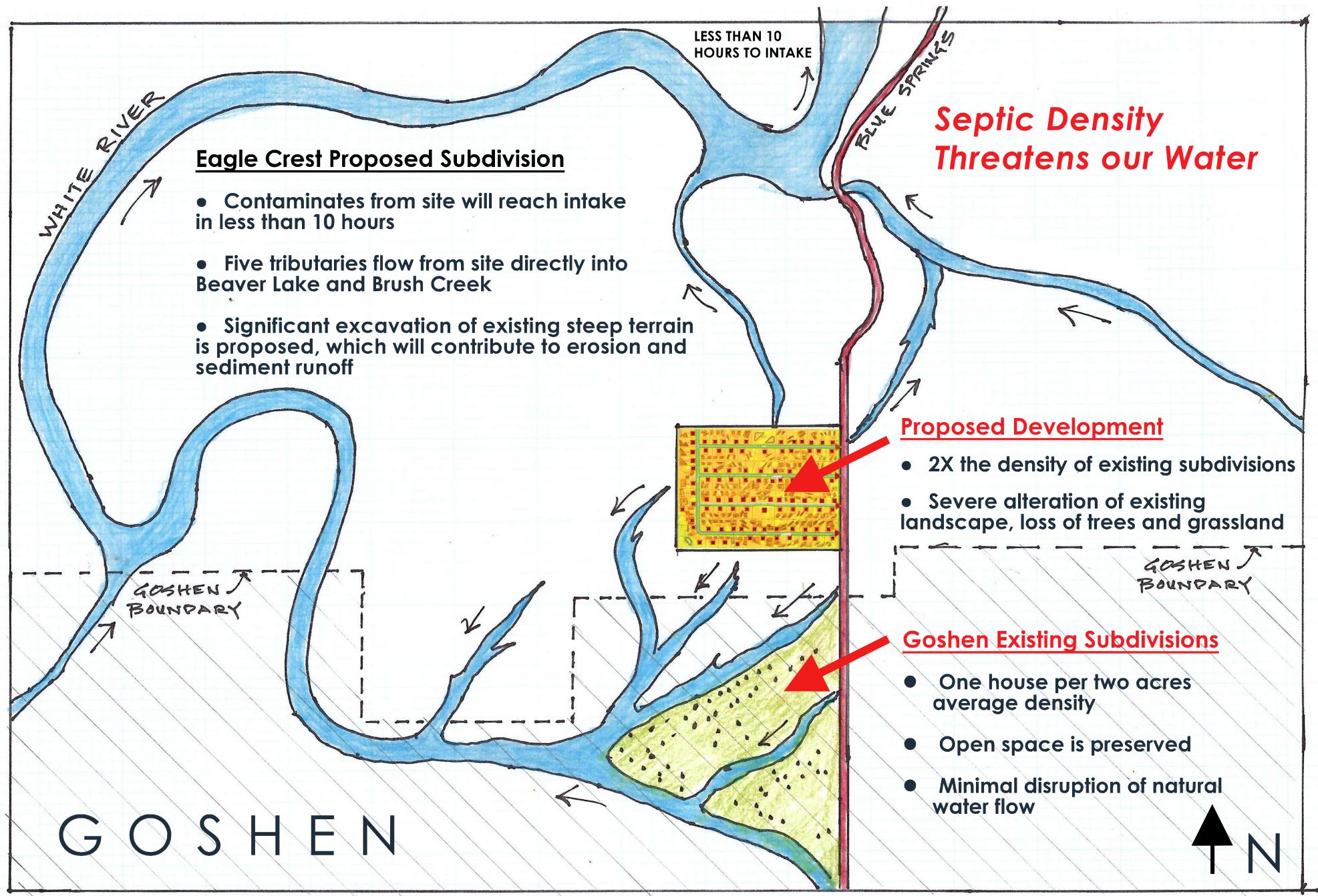
Proposed Eagle Crest site plan

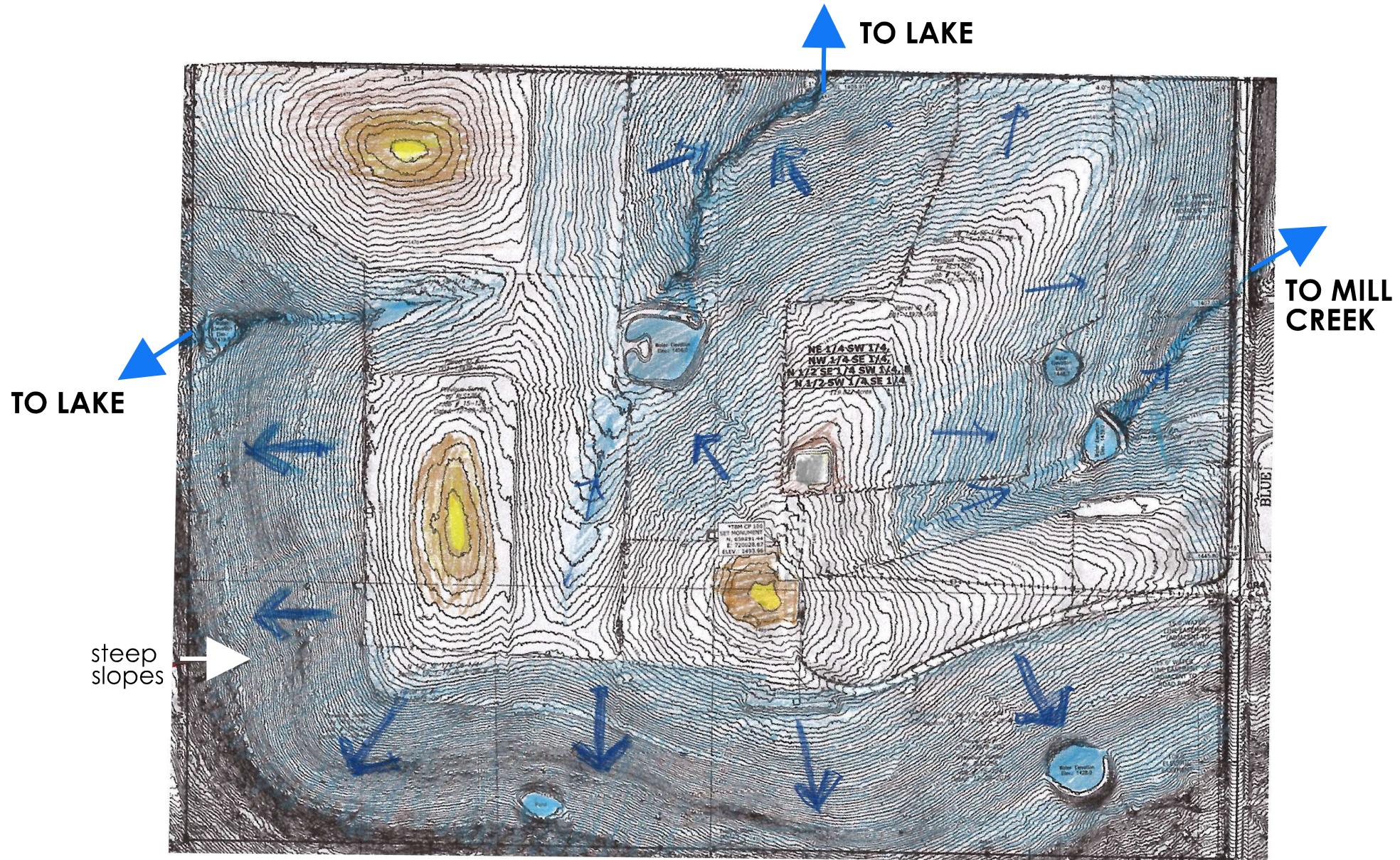


Site in former Goshen growth area just outside city limit

SUMMARY

- 93 septic fields on 93 acres near Beaver Lake, many requiring lift stations
- Removal of 98% forest and grass lands
- Extreme excavation required to flatten the steep terrain, causing erosion and sediment runoff
- Twice the density of Goshen subdivisions
- Construction is outside Goshen city limit and will not be regulated: no code inspections, no oversight

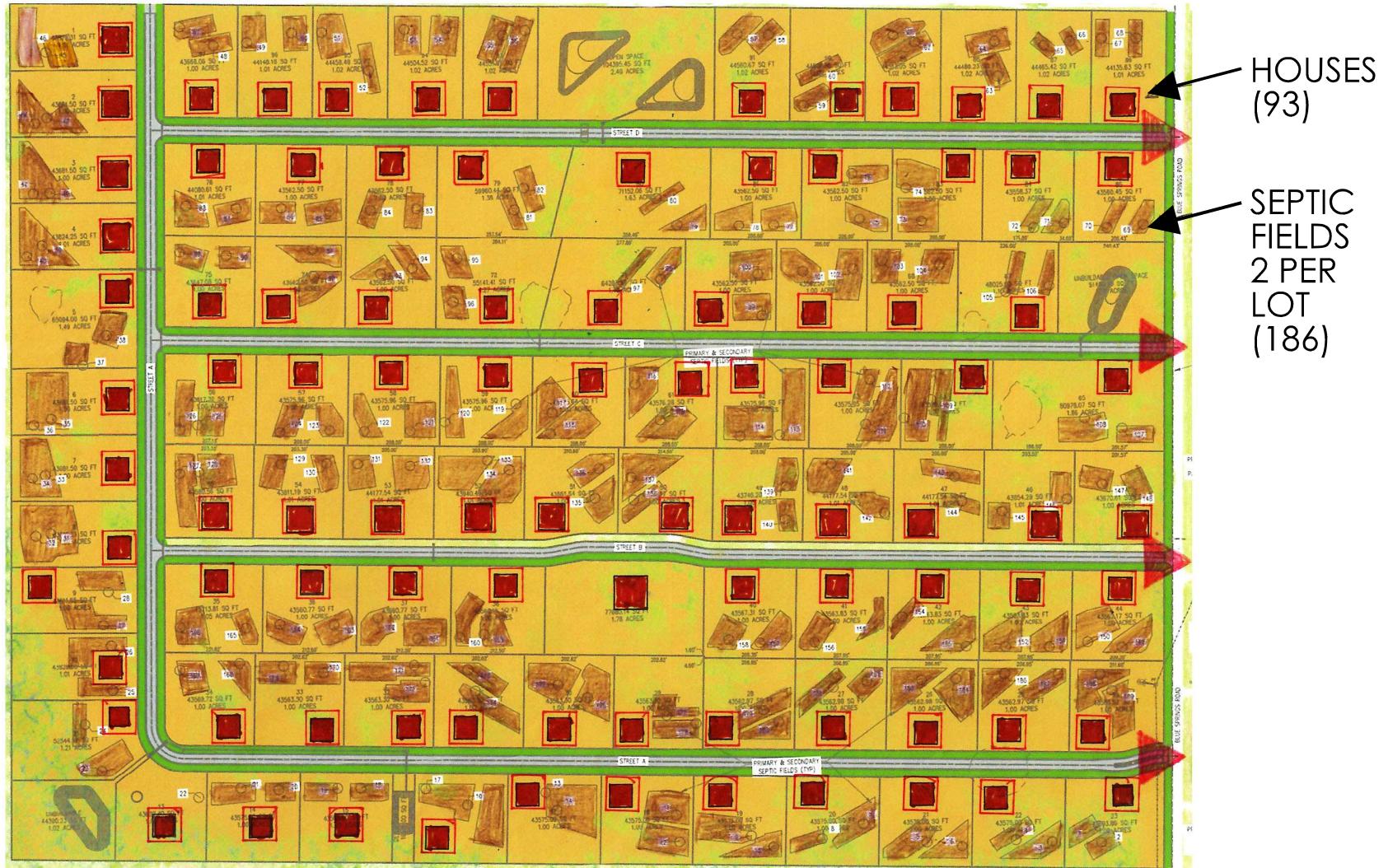




EXISTING CONTOURS & WATER FLOW

revised 01.13.26

Proposed Eagle Crest Site Plan



Source: from plan documents submitted to Washington County Planning Board by Crafton Tull for TGG LLC Investments August 20, 2025 Project:2025-319

TREES TO BE REMOVED OVER SEPTIC FIELDS INCREASING EROSION & SEDIMENT RUNOFF

