

Koon, Nancy

From: Chris Centofante <artbychriscento@gmail.com>
Sent: Monday, April 4, 2022 12:20 PM
To: Water Draft Permit Comment
Subject: Letter opposing Paradise Valley sewage facility
Attachments: Chris's ADEQ Letter.docx; flood map 2.jpg

Dear Mr. Khan,

Please find enclosed in this email my letter to you opposing the Paradise Valley sewage treatment facility. I am also enclosing a link to a file of photos that were sent to me along with my own photos of flooding.

https://www.dropbox.com/sh/wajfdn0iq0s6nsj/AACmSYpzs6_1cQDBeAOZ1yJa?dl=0

I am sending you a flooding map of Mill Bayou properties, and other properties that experience stormwater runoff flooding.

I used the current landowner map and created an overlay of the FIMA Flood Map (2015), my overlay shows the 1% and 2% chance of flooding in 100 years, flooding happens almost every time we have a heavy rainfall in the areas marked in orange.

Thank you for giving our community an opportunity to voice our concerns about Paradise Valley subdivision and its sewage treatment facility.

Sincerely,

Christina Centofante
PMCC President

April 3, 2022

Faizan Khan

DEQ-Office of Water Quality

5301 Northshore Drive

North Little Rock, AR 72118-5317

Water-Draft-Permit-Comment@adeq.state.ar.us

RE: Permit tracking Number AR0053210 AFIN 60-05010

Project: Paradise Valley Subdivision

Dear Mr. Khan,

I am a resident, landowner and constituent of Pulaski County and I oppose the Paradise Valley Development its sewage treatment plant, and ask for a public hearing to be held.

This development borders my property and has caused excessive flooding due to storm water runoff from the developer illegally clear cutting the property, and providing minimal storm water runoff controls (see flooding photos).

This development is urban style with small homes and small lots, planned to grow to 450+ homes and two sewage treatment plants according to developer documents submitted to ADEQ. This means that Mill Bayou will become a literal sewer pipe for this development. Please take into consideration that this “Bad Actor” developer has a large stack of ADEQ violations with his current sewage treatment facility serving Waterview Estates. Mill Bayou will receive thousands of gallons of storm water runoff from Paradise Valley and the existing Waterview Estates developments, and an additional 50,000 gallons a day permitted sewage waste water from Paradise Valley! How are we to believe that the developer will exceed his already “Bad Actor” status with Waterview Estates, to properly maintain Paradise Valley subdivision! As you are aware the number one reason for sewage treatment plant failures are the notorious reputations of unscrupulous operators with terrible maintenance records, “the Bad Actor” mentioned above has already been out of compliance many times. Please do not grant him another opportunity to double his “Bad Actor” status with a second sewage treatment plant dumping effluent into Mill Bayou and the Arkansas River!

I am concerned that the sewage plant effluent will compromise our drinking water, Mill Bayou is very close to the well that supplies our communities with drinking water. I am anxious that the effluent from Mill Bayou will get into our aquifer and contaminate the well. Maumelle Water Corporation has asked for a study to be done to insure the safety of our wells. This must be completed before any permits are to be considered! During dry months, Mill Bayou is a non-flowing dry or stagnant stream bed, effluent will either soak into the

ground endangering our aquifer or evaporate leaving concentrated effluent residues on the surface of the ground, or in stagnant pools, endangering wildlife and anyone who comes in contact with the toxic water.

Mill Bayou is prone to flash flooding, which will transport the concentrated effluent collected during dry months to all flooded areas. Flooding has significantly increased by actions of the developer: 1) redirecting storm water from Waterview Estates (in the Lake Maumelle watershed) into Paradise Valley and Mill Bayou with NO controls and 2) clearing the Paradise Valley site with minimal controls for storm water runoff. We experience flooding almost every time we have a heavy rain(see attached flooding map of Mill Bayou and surrounding properties). This additional storm water runoff far exceeds the natural flow of Mill Bayou, which will only get worse if Waterview and Paradise Valley Subdivisions are allowed to add streets and houses.

I am not opposed to development, I do not support urban developments and leapfrog communities in rural areas that rely on prepackaged sewage treatment plants. These plants smell awful, break down as they age, require continual monitoring and maintenance, and any problems undetected or uncorrected will be left for our community to handle. We loose power often in this community, will Paradise Valley have generators to operate the sewage treatment facility when the power goes out for hours and hours. What will be the acceptable noise levels for the generators? These treatment facilities require constant amounts of sewage to operate successfully, how well will it work when

houses are built one by one and don't have the optimal amounts of sewage to operate properly?

There is no infrastructure to support this development. We lack grocery stores, hospitals, schools, gas stations, jobs, and streetlights. Our fire department is mostly volunteer, and the police force is limited. The main road Highway 300 is a two-lane no shoulder highway that cannot sustain the added number of cars. Increased traffic will cause congestion, unsafe driving conditions, and adversely affect residents commute to and from work and school.

I became President of our nonprofit Pinnacle Mountain Community Coalition(PMCC), to inform our residents about the dense urban style developments coming to our community and to protect Mill Bayou from being compromised from sewage treatment facilities.

Based on my concerns and stating the threats of this sewage treatment facility pouring treated sewage in Mill Bayou, I respectfully request that you deny the Paradise Valley Subdivision Permit and hold a public hearing.

Thank you for all your hard work to keep Arkansas water ways and tributaries clean and safe for all.

Sincerely,

A handwritten signature in black ink, appearing to read 'Christina Centofante', with a long horizontal flourish extending to the right.

Christina Centofante
PMCC President
23401 Roland Cutoff Road
Roland AR 72135

