

From: Rick Pfendler
To: Mary W. Freeman;
Subject: Stonebridge on Douglas Lake, Dandridge, TN
Date: Monday, March 12, 2012 2:56:03 PM
Attachments: 3-06-12 Sorrells Explanation.pdf

DATE: March 9, 2012
TO: Mary W. Freeman, Director, State of Tennessee
FROM: Richard R. Pfendler
RE: Stonebridge on Douglas Lake – Dandridge, TN

Dear Director Freeman,

I am a custom home builder and developer in South Florida for the last 46 years. I am also one of the 6 home owners who have actually completed a home in the Stonebridge development of which we have all invested well over a million dollars in our properties and homes.

We the homeowners, especially Michael Sorrells on Lot 22, Louise and Dave Gale on Lot 83 and myself on Lot 61 have spent countless hours and time from our businesses for the last three years to correct a problem that really is not our fault.

1. The developer Chip Leonard of Southeastern Development LLC. and Sam Pinner, the Realtor, who was his partner at the time, never finished the water and sewers, the roads or club house.
2. Jefferson County let the sale of the property's 107 lots be sold without a final Plat approval from all Agencies.
3. Jefferson County let the \$450,000. (+/-) bond expire and never made the developer renew the water and sewer bonds
4. Jefferson County never inspected the water and sewer nor the paving and drainage.
5. No one from Jefferson County and the Agencies in Tennessee has done anything about the fraudulent sale of this project.
6. We had to protect our investment and spend three years to try and get a sewer system approved – through all the Tennessee bureaucracy.
7. TDEC has fought us tooth and nail turning down everything we submitted.

There is something that really smells in this whole thing! People in Jefferson County

and TDEC are covering for each other.

I could go on and on – but the point is:

We are PLEADING for your help to let Aqua Green collect the remaining sewer tap fees so we can complete the rest of the 56 units.

Our Homeowners Association has collected assessments of \$4,250.00 from 50 lot owners to complete the plant that will service 50 units.

Ladies and Gentlemen, our backs are now to the wall and going to the best attorneys in the area is not what we want to do – there will be a lot of people exposed from the past 3-4 years.

I am enclosing correspondence from Michael Sorrells and Gina Butler that will shed more light on this subject.

Please help us protect our investment at Stonebridge. This problem was not brought on by any of the lot owners.

Please have TDEC cut us some slack. Dart Kendall is a very reputable contractor. We had interviewed several companies before selecting Aqua-Green.

Thank you in advance for your help.

Very truly yours,

NATIONAL CUSTOM HOMES IV, INC.

Richard R. Pfendler

Richard R. Pfendler – Tele: 561-239-0231
Lot 61 Stonebridge

CC: Michael Sorrells – Lot 22 – Tele: 828-506-2174
Louise Gale – Lot 83 – Tele: 868-397-8809
Gina Butler, HOA Manager – Tele: 615-215-1212
Dart Kendal – Aqua Green – Tele: 404-557-3170
James Wheeler, Esq., Broad & Cassel Attorneys at Law

**PLEASE: CONFIRM RECEIPT OF
THIS E-MAIL -**

THANK YOU

From: Bob Thompson
To: Mary W. Freeman;
Subject: Stonebridge Sewer Utility - Jefferson Co. TN - Docket 12-00004
Date: Thursday, March 08, 2012 11:41:35 AM

Dear Director Freeman:

I enjoyed meeting you last August at a TRA hearing on this subject. It has continued to another hearing on February 27, 2012.

As a property owner, I ask the TRA approve Aqua Green Utility's Certificate to collect a "tap fee" in order to complete the subdivision sewer system. Jefferson County has been supportive (Mayor and Commission) of this effort. There is no county system in the area. Since the developer went "belly up" (or at least pretended to) the property owners have no real choice but to fund completion of the system.

I ask you to approve this "tap fee" request.

Thanks for your consideration,

Bob Thompson
Stonebridge property owner

From: Brian Christiansen
To: Mary W. Freeman;
Subject: Stonebridge
Date: Tuesday, March 06, 2012 9:18:24 PM

I am writing in support of the letter of Mr. M. Sorrells regarding the sewer system at Stonebridge. I am an owner with Dr. David Hawk and we hope that you understand that the measures implemented by the agreement between the owners and Aquagreen are protective of our investment and we approve of them. Please help our development get finished and avoid potential roadblocks to our cause.

Sincerely,
Dr. Brian Christiansen

From: dag125
To: Mary W. Freeman;
Subject: Stonebridge Subdivision approval
Date: Wednesday, March 07, 2012 5:40:45 PM

Mary,

Our retirement savings have been invested in our lot, approval of our sewer system per Mr. Sorrells request will be the beginning.

Thank you for your consideration, God Bless.

Dale and Kathy Garris

Lot #5

828 6270684