

TIMELINE OF EVENTS in SIERRA RANCHES PRESERVE CASE – Part #1

July 13

Sunil and another neighbor ask about the 35 ft open water channel at the Sierra Ranches HOA meeting; an HOA board member says it's between Lennar and Town of Davie and the HOA does not seem inclined to take it up

July 17

Sunil writes to SFWMD that the preserve is not compliant from a build perspective and maintenance perspective. Darryl Stoddard is assigned to case by a responsive SFWMD.

July 26

Gary Tenn, District Engineer CBWCD, from Craven Thompson confirms plan depth numbers of channel around residential lots to Sunil via Commissioner Pulcini but also alerts the CBWCD District manager, Jace Selby (who has since resigned) that Hans Murzi is the reviewer

Aug 16

Chad Edwards from Craven Thompson puts his fresh time stamp on the old survey after as-built approval date

Aug 22

Sunil shows up to his first CBWCD meeting and flags the Sierra Ranches Preserve problem in the resident speaking opportunity. Chris Fardelmann advises that there a pending bond release coming up, and asks Jace to get with Sunil

Sep 12

Sunil writes his first bond release opposition letter to CBWCD and Davie in personal capacity

Sep 20

Chad Edwards (EOR), Hans Murzi (Reviewer), Ashley Foster (Acting District Manager who has since resigned) walk with Sunil, Jason (Pillar Consultants) and Michael (Pillar Consultants) around the preserve. The EOR and reviewer inform that the shorelines and open water buffer should not contain wetland plants. Sunil informs Chad, Hans and Ashley of the 10 ft min depth regulation which makes them concerned.

Sep 27

Sunil and 20+ residents from Sierra Ranches show up to get bond release extended for 30 days pending due diligence, corrective action and maintenance standard clarification

Separately earlier that day, SFWMD (Darryl+1), Broward County (Michelle Decker), Lennar (Marlon and Ken) and HOA Board member (Tamir Ness) tour the preserve. Sunil is alerted by another neighbor and walks with them for half the preserve informing them that the channels around the residential lots have shallowed out.

July 22

Sunil asks M. Pulcini if max depth in 35ft open water channel is 7ft, and he promptly sends it to Jace who forwards it to Gary Tenn from CTA

July 25

Joseph Martin, Surveyor puts new signature on old survey from 2021?

But from the notes it says the document is not valid without a raised seal. No raised seal visible in the CBWCD version.

Aug 9

CBWCD approves as-builts that are old and marked fresh with new dates to confirm to CBWCD rules but old data from 2021

District Engineer incorrectly approves this as-built that does not match field condition, and has other irregularities.

Aug 15

SFWMD employees (Darryl Stoddard and Natalie Cole) get on a phone call with Sunil to address his issues after he inquires about the status of the July 17th inquiry. They convey that the as-built has been approved. Sunil asks for a copy which he gets on Aug 16. Sunil disagrees with explanations from Darryl, who ultimately dismisses his concern as an individual's opinion. They part ways agreeing to disagree.

Aug 24

Sunil starts documentation process with CBWCD and SFWMD and researching with experts.

Sunil sends detailed email to CBWCD District Manager, Jace, on Aug 24 and September 5 but does not get a response.

SFWMD and Sunil start exchanging questions and answers over the next several weeks.

Sep 22

Sunil sends CBWCD bond release opposition letter to CBWCD and forwards it to Davie. The signatures are from residents of Sierra Ranches (148 adults representing households with 90 children and over 85% of homes)

Independent survey is done by Pillar Consultants on Sep 22 and 25 in channels around residential lots covering >50% of lots. Survey shows substantial shallowing and Sunil sees the surveyors walk the channel outside his home without being submerged.

Oct 13

SFWMD sends a notice of non-compliance to Lennar and copies everybody who walked the preserve on September 27th including Sunil.

July 14

Sunil physically goes into Town of Davie Planning and Zoning, Building, Code Enforcement departments asking about the open water channel. P&Z gives him the SFWMD permit information.

TIMELINE OF EVENTS in SIERRA RANCHES PRESERVE CASE – Part #2

