

Saddle Ridge Homeowners Association
Spring Information Meeting Minutes
Wednesday, April 17, 2019 7:00 PM

Location: Algoma Twp Hall, Rockford, MI 49341

Board members present: Jason Waugh, Tawni Brower, Jason Rosenzweig, Quentin Adkins, Peggy Frizzo, Annemarie Lebioda

Board members absent: Kathleen Adams

Others present: Community members, Deputy Ryan Morin

1. Called to order at 7:01pm
2. Introduction of HOA board members
3. General neighborhood update
 - a. The web site is up and running, www.saddleridgerockford.com, in addition to providing a lot of information for homeowners, you can subscribe to announcements on the Announcements page, and submit questions and requests on the Contacts page.
 - b. Deputy Ryan Morin talked for a few minutes and answered questions. He is the Community Outreach Deputy for our community, the best way to contact him for non-emergencies is email, his email address is on the Information and Resources page of our web site, and in the Kent County Sheriff's Office app.
 - c. Douglas Environmental is phasing out of managing the water and sewer plants for Saddle Ridge, in about 18 months we will need a new company to manage the plants.
 - d. Turnover update: we are researching management companies in preparation for turnover from Eastbrook, a turnover date is not established.
 - e. By-law infraction explanation: explained and circulated a copy of the Schedule of Fines document for by-law infraction enforcement, the updated policy is not yet in effect.
4. Question/Answer session
 - a. *Where will the new school sit on the lot?*
We don't know yet. The parcel map on accesskent is incorrect, and is being updated. The board is in touch with the school district administrators and we will share details as we get them.
 - b. *What about a recreation area for older kids?*
A group of homeowners attended the board meeting in March to discuss this, specifically a basketball court, and the board is following up to determine the viable options for location and funding.
 - c. (submitted via email) *"Concerning PFAS testing, it was mentioned in the minutes of a board meeting last published (paraphrasing) that there was no need for recurring testing because we were not impacted and Algoma township has a map on their website in regards to the location of the PFAS contamination. It is my understanding that it is not possible to predict movement of the plume and how it migrates through the aquifer. I think having at least annual testing gives peace of mind and is a necessity for EBH to sell the remaining phase and for us to sell individual homes. Without that testing, I imagine many sellers will be asked individually for current proof that our drinking water is PFAS free. I'd argue this testing should continue. Thoughts on this investment?"*

Because of the location of the Saddle Ridge wells, and the location of the PFAS contamination areas, repeat annual testing is not warranted. Several water professionals at the November meeting commented on the risk of false positive results and the financial disaster that could be for our community. Based on all the information the board has heard and read, we are very comfortable with not testing for PFAS annually. We understand the concern, we own homes here and drink the water too, and will stay informed and revisit the topic regularly.

5. Adjournment 7:45pm