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JUL 22 2013

BY: Mac 6:55pm

July 22, 2013

To: City of New Meadows Planning & Zoning Commission

From: Dixie Jeffs

Re: Brown's Proposed Business West of Hwy 95, in New Meadows

Mr. Brown has a piece of property that he may develop into a business for which we extend good wishes for a successful endeavor.

Of course, since we live directly behind the proposed business it is a disappointment to consider the implications of the type of business being suggested with lights, noise, drainage, and possible eyesore materials being stored on the lot: recycling, tires, batteries, and in addition, traffic through a proposed car wash and vacuums open at possibly any hour of the day.

As long as all City Ordinances are followed and everything is done according to the proper processes with no short cuts or special allowances, we could remain good neighbors despite the loss of quietude in our neighborhood.

We would expect:

- Following of all guidelines already in place & proper inspections
- Not using the alley as an additional access to the business

Surveying of the alley and timely advanced notice should any actions take place in the alley

-Fences sufficient for any eyesores like tires, vehicles, recycling, batteries, etc. including shielding eyesores from the alley side as well as the front Highway side and Taylor street side.

-Special attention to sewage/drainage and disposal of water and any oils, chemicals, etc.

We could be more excited for the startup of this business if past history of the lot had been with more integrity.

Nevertheless, with mutual good neighbor actions, we will remain respectful good neighbors,


Wes Jeffs
Wes & Dixie Jeffs