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The City of New Meadows

401 Virginia Street

New Meadows, ID 83654

Dear Mayor Koberstein and Members of the City Council,

I have been a resident of New Meadows my whole life. I went K-12 right here at Meadows Valley Schools. I started a life here with my high school sweetheart and we've chosen to raise our children here. We invested in this community in 2006 when we purchased Brown's Mountain Market along with a piece a property at 203 Kathrine right here in New Meadows. After running our business her for three years we decided to further invest in this community and purchase another home in 2009 at 509 South Miller. I love this community, this is my home. I am INVESTED here.

This panel is an elected position by the citizens of New Meadows to be our voice. To represent the people of this community. As elected officials it's not only your responsibility to guide us in our present and future, but to know our past. In 2012 this community stood up in resounding numbers to say NO to the construction of a cell phone tower within our city limits. A petition against this measure was circulated trough our community and over 160 signatures were obtained. Over 20 people gave public testimony against that tower. People were talking about pulling their kids out of school and relocating. Business were stating they would close up shop and relocate. Employees did not want to work in New Meadows. This painted a bleak future for our town. We were able to stop the construction of that tower. Our city council denied the application based on numerous zoning codes within our comprehensive plan. PLEASE take time to review the minutes from those meetings, I believe they can be useful.

I want you to ask yourself, What benefit does this give us. Does it add any employment for our residents? Does it add children to our schools? Will it help with our infrastructure, will it pay a water/sewer bill? Will it add appeal to our community? Will it add

desirability to our area? Will it attract residents to fill our empty town? Do our residents not have adequate cell phone coverage? Do our businesses need this to operate?

According to an intensive study by the Appraisal Journal, respondents would pay over 20% less for a property near a cell phone tower. 72% of those surveyed would be against the construction of cell phone tower in their neighborhood. 83% in the same survey said location of a cell phone tower would be a factor when moving. An overwhelming 94% of home buyers and renters surveyed by the National Institute for Science, Law & Public Policy (NISLAPP) say they are less interested and would pay less for a property located near a cell tower or antenna. Whats more, 79% said that under no circumstances would they ever purchase or rent a property within a few blocks of a cell tower or antennas, and almost 90% said they were concerned about the increasing number of cell towers and antennas in their residential neighborhood.

This is a beautiful meadow in which we are responsible to preserve for future generations. People come to this part of the world to escape “city life” and the things that remind them of that. As stated in our own comprehensive plan,

Roadways entering New Meadows, greeting residents and visitors to New Meadows are referred to as corridors. Great care should be taken when planning for development at these entryways. These corridors are the community’s “front door.” the corridor’s appearance provides the first and often the most lasting impression of the entire community.

This “front door” is why people recreate here. It’s simple life here. No skyscrapers, no traffic lights, no towers, no sign of city life. This is their escape. No cell phone reception might be a blessing. However, we already have ample coverage here and they can choose to be “in or out” of service. Do we want to be known as that valley with the huge tower in it? Is that the lasting impression we want to leave?

As a member and a business owner in this community, it concerns me with the amount of empty lots and unlivable properties within our city limits. I’ve lived here my whole life, and I feel our community has only grown smaller as the years roll by. New Meadows is becoming a less desirable community to live in. With its extremely high water and sewer rates and its even higher connection fees, I don’t see people beating our doors down to build or live here. Without a grocery store, a unstable school district and the reality that a bank may not be able to profit here, we are on shaky ground as a city. *Once booming cities have dried up into ghost towns.* Facts are people don’t desire to live near a cell tower. In 2006 if that tower was in place I would have not invested here. You are responsible to make a

decision that benefits the majority. Who benefits from this tower? How many people in this community? Is it even close to the number of people against it?

BMA Towers LLC is requesting to build a tower, their tower. This is not AT&T, T-Mobile, Verizon or Sprint requesting to build a tower. This is an individual business requesting to lease or buy a piece of property zoned industrial to build "their" tower on. Then they will seek these companies to attach their antennas at a premium price annually. We as a community do not "have" to approve this. This is our city. We say what goes here. Don't let these guys "bully" you with their lawyers and mentions of suing. Suing for what? Because we chose this wasn't what we wanted for our community. We didn't feel our residents should have to bear a 20% decrease in their property values. Because, *we are a dying city*, we feel this wouldn't attract new residents, or encourage people to reside within city limits. We don't have to allow them to tap into our infrastructure. This company makes money. They can put this tower anywhere outside of our little 1.2 square mile town. They just don't want to put out the expenses to run the needed infrastructure to a remote site. That is their problem. Not ours.

To say we can't stop these people from building a tower, would be like saying we couldn't stop a strip club from coming to town.

I hope you chosen few can lead this town, be our voice and say no thanks. We appreciate your interest in our community but this isn't what we envision in our future. This isn't harmonious with the community and does not give our residents peace of mind. This is one of the most recessed areas in our nation and the residence of this community can not financially afford to lose 20% of their property values. Furthermore, as a shrinking community we are trying to attract residents to our town and according numerous studies people just don't want to live in a community with a cell phone tower.

We believe this would be directly against our comprehensive plan which³³ states:

The city intends to guide and direct changes so that the community retains as many of its traditional benefits and advantages as possible. At the same time, it seeks to avoid potential dangers: overcrowding; congestion; hazards to health and peace of mind; loss of sense of community, identity, and neighborliness; spoilage of natural scenery; and general deterioration of living quality that can accompany growth.

New Meadows' future growth and change provide an opportunity. It is possible now to act so that the end result is a quality living environment.

Thank you for your consideration,

Richard L. Brown