



An offiliols of Edino Reolfy Home Scrricer, o complsle real esto/a services compony

Mr. & Mrs. Roger Conant
2 Sunfish Lane
Sunfish Lake, MN 55118

January 28, 2002

Dear Roger and Ingrid,

With regard to transmission lines in your area and the possibility of Xcel Energy installing taller poles with more wires; is truly frightening to me.

Being in the real estate business for the last 19 years and specializing in upper bracket homes, I have had some very negative exposure dealing with transmission lines.

Within the last couple of years I listed a beautiful half million-dollar home in the metro area. The only problem with the property was that there were huge electrical transmission lines close to the home. After considerable months on the market the seller received a contingent purchase agreement. Contingent upon looking into health concerns regarding the transmission lines, The buyer contacted the EPA and received pamphlets with information supporting that there is in fact evidence linking the wires to health problems. The buyer immediately cancelled the purchase agreement. The house remains on the market today with very little chance of selling. The home has been earmarked "unsellable" by the wires.

Roger and Ingrid, this is just one example of how transmission lines impact property values.

As a top realtor in the metro area, I like you, am very concerned with the installation of taller poles and additional wires in your neighborhood. I would venture to say that in time, and with people becoming more knowledgeable about EMF, these poles and wires will definitely affect your property value.

Sincerely,

A handwritten signature in black ink that reads "Mary Gallivan". The signature is fluid and cursive, with a long horizontal flourish extending to the right.

Mary Gallivan, CRS



White Bear Lake Office

4525 White Bear Parkway
White Bear Lake, MN 55110-7614
651-426-1671
Fax 651-416-1191

January 24, 2002

Dear Ingrid and Roger Conant.

At your request, I am giving you my opinion on power lines and property value.

High power lines have a very strong negative effect on value. In twenty-five years of selling upper bracket real estate, I have found buyers to turn down an otherwise perfect property for them because of power lines. They say: "Those power lines represent a risk I am not willing to take with my family." Whether there is a proven risk or not the buyer perception of high power lines being negative and dangerous prevents the sale

If you have any questions feel free to contact me.

Best Regards

A handwritten signature in cursive script that reads "Sally Bradford".

Sally Bradford
Coldwell Banker Burnet
651-653-2442



January 23, 2002

To Whom It May Concern:

In my opinion, high wires going over and near residential property do reduce the value of the home and property.

I have been realtor for 24 years and I rank in the upper 1% of all realtors in the nation.

Sincerely,

A handwritten signature in cursive script that reads "Ginger Overbye".

Ginger Overbye
Edina Realty



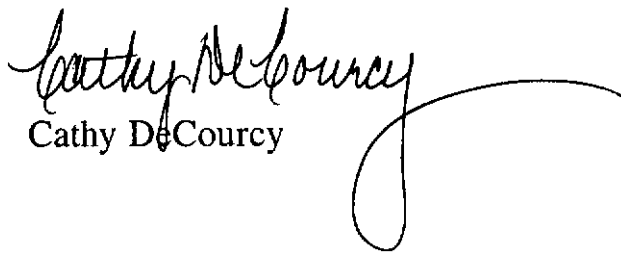
www.edinarealty.com

AFFIIATE OF EDINA REALTY HOME SERVICES, A COMPLETE REAL ESTATE SERVICES COMPANY

To: Roger Conant
Power line Task Force

As a realtor at the W. St. Paul office of Edina Realty, I would like to offer the cities of Mendota Heights and Sunfish Lake my opinion of the proposed Xcel Energy lines.

Because the current lines at 80 feet aren't a visual eyesore and do blend into the tree line, they have not depreciated property values. The new proposed line is, however, at least 25 feet higher and far above the tree line in communities with a dramatic range in topography. It will have a significant visual impact and will most certainly have a negative effect on real estate values.

A handwritten signature in black ink, appearing to read "Cathy DeCourcy". The signature is fluid and cursive, with a long, sweeping tail that loops back under the name.
Cathy DeCourcy

WEST ST. PAUL OFFICE

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