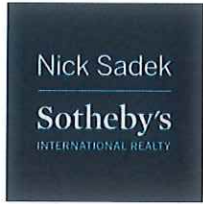


EXHIBIT L



June 24, 2024

I have been a real estate franchise owner and licensed real estate broker in the Nevada County area for 38 years. In my experience, the majority of the buyers that relocate to this area move to achieve the peace and serenity of moving from the fast-paced city life to their own little bit of country life. While appreciating the modern conveniences of having reliable cell and internet services, the main objective of their move is to enjoy their views and environment, without the impact of cell and electrical towers.

In my opinion, prospective buyers are concerned about the proximity of a property to cell towers that obstruct and impact views and the neighborhood. A cell tower will make the homes far less marketable. It will be difficult to find a purchaser willing to buy a home with a cell tower close to their property as it is unsightly and detracts from beauty. It will take longer to sell the house and such sales are at lower prices than homes not located near transmission equipment.

Based on my experience, the placement of a cellular transmission tower in a rural neighborhood will substantially decrease the value of the home located at 10962 Dog Bar from 20 to 25% as compared to properties that are not impacted by a cell tower and because the tower location is approximately 100 to 200 ft from the house

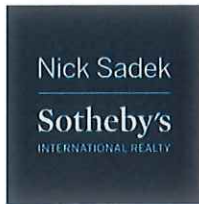
Sincerely,



Laura Berman

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226 Mill Street
Grass Valley, Ca. 95949



June 24, 2024

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Based on my experience, the placement of a cellular transmission tower in a rural neighborhood will substantially decrease the value of the home located at 21055 Dog Bar from 10 to 15% as compared to properties that are not impacted by a cell tower.

Sincerely,

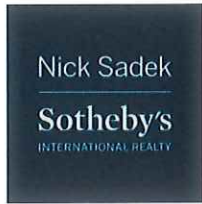


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Based on my experience, the placement of a cellular transmission tower in a rural neighborhood will substantially decrease the value of the home located at 12060 Amber from 10 to 15% as compared to properties that are not impacted by a cell tower.

Sincerely,

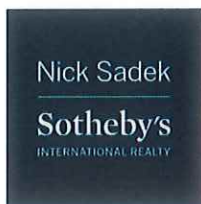


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Based on my experience, the placement of a cellular transmission tower in a rural neighborhood will substantially decrease the value of the home located at 120793 Dog Bar from 10 to 15% as compared to properties that are not impacted by a cell tower.

Sincerely,

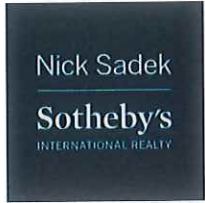


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June 24, 2024

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In my opinion, prospective buyers are concerned about the proximity of a property to cell towers that obstruct and impact views and the neighborhood. A cell tower will make the homes far less marketable. It will be difficult to find a purchaser willing to buy a home with a cell tower close to their property as it is unsightly and detracts from beauty. It will take longer to sell the house and such sales are at lower prices than homes not located near transmission equipment.

Based on my experience, the placement of a cellular transmission tower in a rural neighborhood will substantially decrease the value of the home located at 1306 Amber St. from 10 to 15% as compared to properties that are not impacted by a cell tower.

Sincerely,

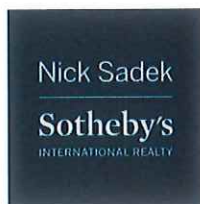


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In my opinion, prospective buyers are concerned about the proximity of a property to cell towers that obstruct and impact views and the neighborhood. A cell tower will make the homes far less marketable. It will be difficult to find a purchaser willing to buy a home with a cell tower close to their property as it is unsightly and detracts from beauty. It will take longer to sell the house and such sales are at lower prices than homes not located near transmission equipment.

Based on my experience, the placement of a cellular transmission tower in a rural neighborhood will substantially decrease the value of the home located at 120791 Dog Bar from 10 to 15% as compared to properties that are not impacted by a cell tower.

Sincerely,



Laura Berman

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Email: staff@affordablerealestateloans.com
Website: affordablerealestateloans.com

I have been a licensed real estate broker in California for over 30 years and have immense knowledge in the Nevada/Placer County area. I have also been a mortgage loan professional for the same number of years. As a real estate broker and loan officer, I see many appraisals that determine the valuations of properties and the factors that go into these values.

In my professional opinion, the installation of the proposed 13-story cell phone tower will reduce the value of the nearby homes on Dog Bar and Amber Ct by approximately twenty to twenty-five percent. Not only the reduction of price, but it would also hinder the future marketability of the property.

Should you have any questions or require additional information, please feel free to contact me.

Cindy Kolar
staff@affordablerealestateloans.com
530-268-1868
NMLS #: 321606
DRE #: C6930756