

**From:** [Ryan & Jenna](#)  
**To:** [Morales, Sean](#)  
**Subject:** Grocery Outlet Parcel Development Planning Comission Hearing  
**Date:** Thursday, May 11, 2023 5:04:29 PM  
**Attachments:** [Jenna Maguire 2092 Camino Real Way .pdf](#)

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Good afternoon Sean,

My name is Jenna Maguire and I am the homeowner of 2092 Camino Real Way in the Paseo Del Norte Homeowners community. Our HOA Community Manager advised homeowners to submit a written comment about the proposed Grocery Outlet Development Plan if we are unable to attend the hearing this evening. Unfortunately, I will not be able to get out of work in time for the hearing but I do want my stance to be clear on how I feel about this proposed development. Attached is my written comment.

Thank you,  
Jenna C Maguire  
HomeOwner  
2092 Camino Real Way  
Roseville, CA 95747  
714-878-6966

May 11, 2023

To Whom it May Concern:

I am the owner of 2092 Camino Real Way in the Paseo Del Norte homeowners community. My home is one of the 6 closest homes to the proposed Grocery Outlet and shopping center development. I appreciate the recent revisions to lower the nearest parking lot lights, but I do not feel it is nearly enough to address the concerns of myself and my community.

In addition to light pollution from a large shopping center, there are additional concerns. Noise pollution, traffic and security all need to be addressed. Noise pollution will be higher with more people and vehicles in the near vicinity- including more delivery trucks- not to forget the extreme noise pollution of the construction during the building of this massive development (which is often worked on at night or early in the morning). The increase in traffic is bound to make getting in and out of my community for my daily commute even more difficult. I don't think we should approve a development until we think about the impact to traffic on adjacent roads and at stoplights. It's already nearly impossible to take a left onto pleasant grove from Camino Real way due to traffic. We should think about how an increase in traffic will affect everyone who lives at Paseo del Norte and our ability to get in and out of the community.

Roseville is a safe community, but personal property theft is our number one crime. This includes theft from automobiles (including catalytic converters) and package theft. Personal property thefts are consistently higher around shopping centers (this is visually obvious from our own county's crime-mapping). Bringing the high traffic of a multi-retailer shopping center less than a few hundred feet from my doorstep will undoubtedly bring more awareness of our quiet community to all people- including thieves and criminals. That awareness and "nearness" makes us more vulnerable to personal property thefts.

Lastly, an increase in light pollution, noise pollution, traffic, and criminal activity will drive the value of my home down. I work hard to support my family and live in a safe and quiet community. I implore you to please reevaluate your approval of this development and the extremely limited restrictions that are being placed on the developer to ensure we are able to maintain quiet enjoyment of our homes. Roseville is known for it's shopping centers, but don't we want to be known for our community, too? What does it say if we don't listen to the citizens that make up that community? We should not allow ourselves to be wooed by large corporate developers into diminishing the value of our homes and our peaceful community.

Sincerely,  
Jenna C. Maguire

A handwritten signature in black ink, appearing to read "Jenna C. Maguire". The signature is written in a cursive style with a large initial "J" and "M".