

Citizen Participation Report for The Den on Rio Salado

February 19, 2025

Purpose: The purpose of this Citizen Participation Report is to inform citizens, property owners, neighborhood associations, agencies, schools, and businesses in the vicinity of the site of a Rezone application for The Den on Rio Salado ("The Den"), located at 2630 W Rio Salado Parkway, Mesa AZ 85201 ("the Site"). The Site is approximately 3.14+/- acres at the northeast corner of Price Road and Rio Salado Parkway. The Den will consist of two buildings. Building one will be a 5-story Private Boarding house facility with 36 units totaling 67,000 sf, with roughly 13,400 sf on the 1st floor of a commercial area. Building two will consist of a four-story Hotel with 103 Rooms. Both buildings will have a maximum height of 65 feet. This plan has ensured that those affected by this application had an adequate opportunity to learn about and comment on the proposal.

Contact:

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Phoenix, AZ 85016
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602-558-9934

Pre-Submittal Conference: The Pre-submittal Conference with City of Mesa Development Services staff was held on July 3rd, 2025 (PRS25-00496). Staff reviewed the application and recommended that adjacent residents, nearby registered neighborhoods, and other interested parties as identified by the City of Mesa be contacted.

Action Plan: In order to provide effective citizen participation in conjunction with this application, the following actions have been taken to provide opportunities to understand and address any real or perceived impacts that members of the community may have.

1. A contact list was developed for citizens and agencies in this area including:
 - a. Property Owners within 1000' of the application.
 - b. Residents, registered neighborhoods, and homeowner's associations that are impacted as a result of the application, and other neighborhood entities identified by the City.
 - c. Interested parties that have requested that they be placed on a contact list for this application.
 - d. Interested parties that have been identified by the City.
2. All persons listed on the contact list have received a letter describing the project, project schedule, site plan, and invitation to the Design Review Board.
3. A neighborhood meeting was not required.
4. Information regarding the site was available to groups of citizens or neighborhood associations upon request.

Results- It is noted that since the date of submission, the city has received letters of opposition. These are attached below.

Schedule:

Pre-Submittal Conference – July 3, 2025

Application Submittal- November 25, 2025

2nd Submittal- December 29, 2025

Neighborhood Meeting- Not required

Design Review Board Hearing notices- January 26, 2026

Submittal of Citizen Participation Report- February 19, 2025

P&Z Board Hearing- March 11, 2026

BOA or DRB comment card

A new comment has been submitted:

Meeting Date	02/10/2026
I am commenting regarding Agenda Item No.	DRB2500936
Support/Oppose	I oppose
Comments	The traffic is going to be such a joke getting in and out of there. Especially during game times it's just going to be a mess. Do we really need this in such a small area. I think maybe using an old hotel instead of building new.
First Name	Stephanie
Last Name	Brown
Street Number and Name	2401 E. Rio Salado Pkwy. #1167
City	Tempe
State	AZ
Zip	85288
Email	Chefbrown82@aol.com
Phone	4804528228

BOA or DRB comment card

A new comment has been submitted:

Meeting Date	02/10/2026
I am commenting regarding Agenda Item No.	DRB25-00936
Support/Oppose	I oppose
Comments	Just want details
First Name	Corie
Last Name	Salas
Street Number and Name	2325 E Rio Salado Pkwy
City	Tempe
State	AZ
Zip	85288
Email	csalas@decron.com
Phone	(480) 599-7348

BOA or DRB comment card

A new comment has been submitted:

Meeting Date	02/10/2026
I am commenting regarding Agenda Item No.	DRB25-00936
Support/Oppose	I oppose
Comments	There was no neutral option. We would like to sit in and hear all the details along with the pros and cons of this project.
First Name	Nadia
Last Name	Terry
Street Number and Name	2325 E Rio Salado Pkwy
City	Tempe
State	AZ
Zip	85288
Email	nterry@decron.com
Phone	480-919-5152

BOA or DRB comment card

A new comment has been submitted:

Meeting Date	02/10/2026
I am commenting regarding Agenda Item No.	DRB 25-00936
Support/Oppose	I oppose
Comments	This along with the street car and all the new apartments will further congest the area of Rio /101 east and west.
First Name	Kelli
Last Name	Gubrud
Street Number and Name	2402 E 5th St #1459
City	Tempe
State	AZ
Zip	85288
Email	myhomegirl@gmail.com
Phone	4802491027

BOA or DRB comment card

A new comment has been submitted:

Meeting Date	02/10/2026
I am commenting regarding Agenda Item No.	Drb25-00936
Support/Oppose	I oppose
Comments	This area is already too congested with two hotels, baseball field, new condos, and ASai one mile away. I oppose this build
First Name	Ryan
Last Name	Hart
Street Number and Name	2402 E 5th st
City	Tempe
State	AZ
Zip	85288
Email	kr_h@yahoo.com
Phone	

BOA or DRB comment card

A new comment has been submitted:

Meeting Date	02/10/2026
I am commenting regarding Agenda Item No.	DRB25-00936
Support/Oppose	I oppose
Comments	We already have 2 hotels just down the street next to the Cubs facility.
First Name	Tiffany
Last Name	Tavee
Street Number and Name	
City	
State	
Zip	
Email	tiffanytavee@gmail.com
Phone	