

ATTACHMENT F

From: [Anthony M Grande](#)
To: [Anthony M Grande](#)
Subject: FW: Rio Fresco
Date: Tuesday, May 9, 2023 8:52:59 AM
Attachments: [seal-black-50px_a3d9a4d7-d742-435e-a8ed-1b9f58bdcdb29.png](#)

From: Jessica Berg <JBerg@svdpaz.org>
Sent: Monday, May 8, 2023 5:02 PM
To: Rachel B Milne <rachel.milne@phoenix.gov>; Scott Hall <scott.hall@phoenix.gov>
Subject: Rio Fresco

To the Village Planning Committee:

Thank you for considering this matter - Z-SP-12-22-8 – to rezone for the “Rio Fresco” homeless shelter run by Community Bridges Inc.

I am in favor of this rezoning, and have experienced first hand how beneficial a community-embedded shelter can be to a neighborhood, both those residents temporarily living within the shelter, and the businesses and individuals in the neighborhood.

St Vincent de Paul is just about to have its first anniversary of running the Washington Street Shelter at 28th Street and Washington.

We went through a similar process before we opened, reaching out to the neighbors and ensuring we had a clear operating plan and “Good Neighbor Agreement” that outlined our intentions to be the best possible neighbor.

To this day, we get great feedback from local business owners, and in fact very often folks don’t even know there’s a shelter there.

There are no lines out front, no tents, and there’s no noticeable “overflow” on the street.

Because we have had the ability to hire security, to work with local police, to have a fence around the property, and to have a dog run inside the property, we are able to provide dignity for those living inside as well as those living or working nearby.

While Community Bridges has been running Rio Fresco since November, they are currently leasing the rooms, thus they have some limitations as to what they can do (eg, security, fencing, etc).

They will be purchasing the property, and with the proper zoning and ownership, they will have the freedom to do more with the space to be able to be the best possible neighbors.

In fact, CBI has been working with us at the Washington Street, and they too have enjoyed the space, the closed campus model, and the great relationships with neighbors. They will be attempting to emulate this model, and we will continue to partner with them to assist with any tools they may need.

Washington Street, a closed-campus, emergency, community-embedded shelter with services for pets, is an important model for our community. We need more facilities and programs like this one, spread out throughout the City, County, and State.

I welcome anyone to visit anytime to talk more about these types of temporary housing programs. I’m eager to support CBI as they build a similar program at Rio Fresco.

Thank you!

-Jessica Berg



Jessica Berg | Chief Program Officer

St. Vincent de Paul | Feed.Clothe.House.Heal.

O 602.850.6931 | JBerg@svdpaz.org

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To whom it may concern,

After many conversations with the team at Community Bridges, Inc. We have decided to relinquish our opposition to their purchasing of the property at:

2425 S. 24th Street Phoenix, AZ 85034.

We feel the relationship between CBI and our local community of business owners will benefit the clients of CBI in some way, shape, or form.

Sincerely,

Giovanni and Ali Pace.

05/30/2023



May 30, 2023

Members of the City of Phoenix Planning Commission,

I am writing to support the zoning application for the Rio Fresco shelter located on 24th St and University Drive. Lutheran Social Services of the Southwest is located in the office park directly next door to the shelter location. Our offices look onto the parking lot and rooms on the east side of the hotel facility.

As an employer we are very concerned about the safety of our staff members and our property. We believe that a well maintained and managed shelter facility is an excellent neighbor. Since they began using the building, we have had no concerns.

Homelessness is a crisis in our community, and it is imperative that additional facilities be made available as soon as possible. The location of the hotel makes it a perfect candidate, as it is in a light industrial area with easy access to transportation and services.

Thank you for your consideration of this zoning application.

Sincerely,

A handwritten signature in cursive script that reads "Connie Phillips".

Connie Phillips
President and CEO

6/9/2023

Anthony Grande
Planner II | Village Planner
City of Phoenix
Planning & Development Department
Long Range Planning
200 West Washington Street
Phoenix, AZ 85003

Re: **Z-SP-12-22-8** Rezone 3.77 acres from A-2 RSIOD to A-2 SP RSIOD for a homeless shelter.

Dear Phoenix City Council Members,

I am writing this letter in support of Z-SP-12-22-8. I am a local Urban Planner, Chair of the Central City Village Planning Committee, and owner of a small business within 3.5 miles of the property (310 E. Buchanan Street, Phoenix). I support this proposed rezone and project because it will bring a much-needed housing resource to the Downtown community in a way that effectively alleviates the current housing crisis in Phoenix.

The project's proposed use is compatible and appropriate for the property size, location, and surrounding area. This project would provide a crucially needed housing type for the fastest growing demographic in Phoenix: people experiencing homelessness. Community Bridges has presented a viable redevelopment plan for the site that will significantly impact the thousands of individuals and families sleeping on Phoenix streets. Residents will not benefit from denying additional shelter and relief is needed today.

Approving Z-SP-12-22-8 will provide more Phoenix residents experiencing homelessness with the essential resources of shelter and social services in a timely response to the volatile post-COVID housing market. The positive impact that this project will have on the City drastically outweighs any potential growing pains or "NIMBYism" that inherently occurs when introducing a shelter into the community. It is in the City's best interest to approve this rezone application and support Community Bridges' homeless shelter.

Thank you,

Nicholas Gonzales
City of Phoenix
Central City Village Planning Committee Chair
310 E. Buchanan Street
Phoenix, AZ 85004