



## NOTICE OF PUBLIC WORKSHOP

**When:** Thursday, December 11, 2025; 6:00 p.m.  
**Where:** Virtual via MS Teams  
**Applicant:** Paul Mayer, Santa Fe Flores Townhomes  
**Project No:** GPA25-0001 (R25-0001, MFSDP25-0001, and TSM25-0001)

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This notice is to inform you of an upcoming public workshop for a Multi-Family Site Development Plan modification to GPA 21-0008 and Tentative Subdivision Map for construction of 46 residential townhomes on 2.87 acres. The project includes a General Plan Amendment and Rezone of a 0.37-acre portion of the property from Commercial (C) to Multi-Family Residential (R-3-6). The existing R-3-10 zoned property will also be rezoned to R-3-6.

**Project Location:** 2972, 2982, and a 0.37-acre portion of 2966 South Santa Fe Avenue (vacant lots at the corner of South Santa Fe Avenue and North Las Flores Drive). APNs: 217-161-18-00; 217-161-19-00; & 217-161-17-00 (see the vicinity map on the next page).

The workshop is intended to provide to the public an overview of the proposed project. As adjacent property owners, it is important to have your input on this project. No official decisions will be made during this meeting. The developer will use information from the discussion to determine how to proceed with the project. Please see the following City website for further information.

<https://www.san-marcos.net/departments/development-services/planning/public-workshops>

If you have any questions or comments related to this project or this notice, please contact Sarah Cluff, Senior Planner, 760-744-1050, ext. 3227 or [scluff@san-marcos.net](mailto:scluff@san-marcos.net)

**Please join us utilizing the following Microsoft Teams Meeting information:**

[Join the meeting now](#)

Meeting ID: 284 030 052 445 9

Passcode: j4Tf3K4w

Dial in by phone

[+1 858-294-0998, 893821169#](#)

Phone conference ID: 893 821 169#





### Vicinity Map:

