

Clyde Beffa Jr.
2510 Purisima Creek Road, Half Moon Bay

January 24, 2022

San Mateo County Planning Commissioners
455 County Center, 2nd Floor
Redwood City, CA 94063

Subject: Support for replacement house at 2450 Purisima Creek Road

Dear Honorable Commissioners,

My family owned this and many adjoining parcels since the 1950's. We previously grazed cattle on the slopes across the creek. In the mid 1970's I subdivided this property and created 2450 Purisima Creek Road and 2510 Purisima Creek Road parcels for rural homesite use.

I have lived at 2510 Purisima Creek Road since my wife and I built our home in 1979. We raised our kids here and have deep roots in the local community.

We support the replacement house project at 2450 Purisima Creek Road. The new house will be further away from the creek and retain plenty of open space on the parcel. The design is very tasteful and appropriate for the area. We appreciate that the Joswiak's have saved the old barn on Purisima Road. They also have strong coastal community ties and will be welcomed neighbors.

Respectfully yours,



Clyde Beffa, Jr.

January 24, 2022

San Mateo County Planning Commissioners
455 County Center, 2nd Floor
Redwood City, CA 94063

Subject: Support for Joswiak family
Replacement house at 2450 Purisima Creek Road

Dear Honorable Commissioners,

I support the replacement house project at 2450 Purisima Creek Road. This property has already been developed and utilized as a home site for more than 40 years. Horses have grazed the front pasture during this time period.

The project has been reviewed and approved by the San Mateo County Agricultural Advisory Committee.

As a lifelong coastside merchant and founding member of the Half Moon Bay Beautification Committee, I support this project and believe it will not adversely impact agriculture or the surrounding area.

The Joswiak family has been long-term coastal residents and community service minded folks. They will be thoughtful stewards of this land demonstrated by the project design that is clustered and further away from Purisima Creek. The natural materials and design of the buildings will be an improvement and blend in well in this area that has numerous homes along Purisima Creek Road.

Sincerely,



Beverly Cuhna Ashcraft
767 Johnston Street
Half Moon Bay, CA 94019

San Mateo County Planning Commissioners
455 County Center, 2nd Floor
Redwood City, CA 94063

January 25, 2022

Subject: Support for replacement house at 2450 Purisima Creek Road

Dear Honorable Commissioners,

We are the caretakers of this property and will be the residents of the Affordable Housing Unit. We totally support the replacement house project at 2450 Purisima Creek Road.

Property already developed & utilized as a home site for 40 + years

Horses have grazed the front pasture during this time period.

Project approved by the San Mateo County Agricultural Advisory Committee

New house and barn further away from Purisima Creek

Natural materials and design an asset to the surrounding area

Joswiak's have already restored the old barn & will continue to improve the property per the project plans and conditions

As current residents and caretakers of this property, we know that the Joswiaks will be great neighbors and stewards of the land.

Sincerely,

Karolynne and Doug Meyer

A handwritten signature in black ink that reads "Karolynne and Doug Meyer". The signature is written in a cursive, flowing style.

**Edward & Sandra Andreini
455 San Benito Street
Half Moon Bay, CA 94019
650.619.4606**

January 25, 2022

San Mateo County Planning Commissioners
455 County Center, 2nd Floor
Redwood City, CA 94063

Subject: Support for replacement house at 2450 Purisima Creek Road
PLN2020-00133

Dear Honorable Commissioners,

We **fully** support the replacement house project at 2450 Purisima Creek Road.

We grew up with the original owners of this property and entire canyon and are so thankful to see it remain in grateful hands to keep and restore its beauty and surrounding nature.

As lifelong residents of Half Moon Bay, we have always enjoyed the wonderful families and farmers that continue to protect our coastal property as it was originally intended, to include homes with horses and surrounding barns.

Thankfully, this project has been approved by the San Mateo County Agricultural advisory Committee with a new house and barn further away from Purisima Creek. With natural materials and design an asset to the surrounding area.

We understand the Joswiak's long time Half Moon Bay residents, have already restored the old barn & will continue to improve the property per the project plans and conditions and we are so thankful they will stay in our community.

Sincerely,



Edward & Sandra Andreini

On behalf of the
The Andreini Family

Edward & Sandra Andreini
455 San Benito Street
Half Moon Bay, CA 94019

January 25, 2022

San Mateo County Planning Commissioners
455 County Center, 2nd Floor
Redwood City, CA 94063

Subject: Support for replacement house at 2450 Purisima Creek Road
PLN2020-00133

Dear Honorable Commissioners,

We support the replacement house project at 2450 Purisima Creek Road.

Property already developed & utilized as a home site for 40 + years

Horses have grazed the front pasture during this time period.


Project approved by the San Mateo County Agricultural Advisory
Committee

New house and barn further away from Purisima Creek

Natural materials and design an asset to the surrounding area

Joswiak's have already restored the old barn & will continue to
improve the property per the project plans and conditions

Sincerely,



Edward & Sandra Andreini

Farmer John Muller
P O Box 218
Half Moon Bay, CA 94019

January 24, 2022

The San Mateo County Planning Commission
County of San Mateo Planning and Building
County Government Center
455 County Center, 2nd Floor
Redwood City, CA 94063

RE: Agenda Item
Gregory R. Joswiak Trust
Kurt Simrock
PLN 2020-00133
2450 Purisima Creek Road, North San Gregorio (District 3)
Assessor's Parcel No: 066-230-050

Commissioners, Planning Staff, Secretary Lujan:

I have been fortunate enough to know Greg and Sue Joswiak and their family for more than thirty years. From the get go they have been supportive of our Coastside community with their involvements working to enhance civic, academic, social and agricultural needs.

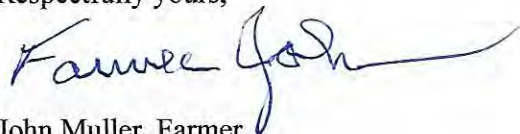
As a lifelong farmer, and agriculturally and environmentally thinking person I am impressed with their amazing plans. I am in complete support of the aesthetically placed and pleasing replacement home and out structures the Joswiak family has proposed here. This is not a raw piece of land these hard working people are designing here, it is an existing home and horse barn they are updating on this 20 plus acre parcel. I applaud them for opening up the pasture by redesigning the driveway, showcasing the farm aspect of the property.

I have known the Beffa family (previous owners) my entire life and this replacement home farm is so in keeping with what they undertook years ago on this very property. To be sure my memory served me well I drove by last week and reaffirmed how the Joswiak proposal is truly in keeping with this picturesque area. I also noticed similar farm upgrades over the past few years along Purisima Creek as new owners enhance what original owners did in keeping with the agricultural culture of the area.

I see this as a modern day, beautifully designed dedicated residence with horse property and appropriate out buildings as a use complimentary to Agriculture, as per the recommendation of your very own County Agricultural Advisory Committee.

I see this as an enhancement to a beautiful farm property and whole heartedly support this as designed and support their ask of you to move forward with this project. Thank you for your time and consideration on this well thought out, amazing project.

Respectfully yours,



John Muller, Farmer
Farmer John Muller
P O Box 218
Half Moon Bay • CA 94019
Cell: (650) 464-6989 E-mail: farmerjohnmuller@gmail.com

January 25, 2022

San Mateo County Planning Commissioners
455 County Center, 2nd Floor
Redwood City, CA 94063

Subject: Support for replacement house at 2450 Purisima Creek Road
PLN2020-00133

Dear Honorable Commissioners,

We live across the street (2481 Purisima Creek Road) from the proposed project located at 2450 Purisima Creek Road. We support the replacement house project at 2450 Purisima Creek Road for the following reasons:

Property already developed & utilized as a home site for 40 + years

Horses have grazed the front pasture during this time period.

Project approved by the San Mateo County Agricultural Advisory Committee

New house and barn further away from Purisima Creek

Natural materials and design an asset to the surrounding area

Joswiak's have already restored the old barn & will continue to improve the property per the project plans and conditions

Sincerely



Joey Haberman
2481 Purisima Creek Road



Chelsea Haberman
2481 Purisma Creek Road