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San Mateo County Planning and Building Department

**Re: Explanation of Sequence/Phasing of Development (Item f) – Horse Stable and Rehabilitation Farm
at 306 San Mateo Road, Half Moon Bay, CA**

Dear Planning Staff,

This letter addresses the required explanation of the sequence or phasing of the proposed development at 306 San Mateo Road, Half Moon Bay.

The project includes construction of a complete horse stable and rehabilitation farm, comprising a two 20-stall stable buildings, covered riding arena, rehabilitation building, integrated manager's suite, and associated site improvements (access drives, parking, utilities, and landscaping).

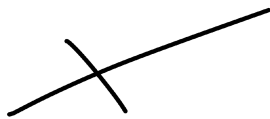
Phasing Plan:

The entire development will be constructed in a single phase. All major components — stables, riding arena, rehabilitation building, manager's suite, and supporting infrastructure — will be built concurrently. There will be no incremental or multi-year phasing.

Construction is anticipated to proceed efficiently in one continuous sequence: site preparation, foundations and utilities, building erection, interior fit-out, and final site improvements. All elements will be completed and operational prior to full occupancy. This single-phase approach minimizes overall construction duration and site disturbance while allowing comprehensive environmental and stormwater controls from the outset.

Thank you for your review. Please let me know if you require a detailed construction schedule or any other supporting information.

Sincerely,



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