



**SAN BENITO COUNTY
AGENDA ITEM
TRANSMITTAL FORM**

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Item Number: 7.3

MEETING DATE: 08/20/2025

DEPARTMENT: RESOURCE MANAGEMENT AGENCY

AGENDA ITEM PREPARER: Jonathan Olivas

SUBJECT:

RESOURCE MANAGEMENT AGENCY - A. PRADO, DIRECTOR OF PLANNING AND BUILDING -
Hold a public hearing regarding the continuation of PLN250035 (Nino) a tentative map
subdividing an existing 234.8-acre parcel into four parcels and one remainder parcel, consisting
of two parcels of 26.60 acres each, one parcel of 45.50 acres, one parcel of 72.60 acres, and a
remainder parcel of 63.50 acres. The project is located at 111 Best Road (approximately 1/2 mile
east of the intersection of Highway 25 and Best Road) in unincorporated San Benito County.
SBC FILE NUMBER: 790

AGENDA SECTION:

PUBLIC HEARING

BACKGROUND/SUMMARY:

The continued project involves the subdivision of an existing 234.8-acre parcel into four parcels and one remainder parcel, consisting of two parcels of 26.60 acres each, one parcel of 45.50 acres, one parcel of 72.60 acres, and a remainder parcel of 63.50 acres. Parcels One and the remainder parcel each contain an existing residence, and Parcel Four contains an existing cell tower. The remaining parcels consist of undeveloped agricultural land. No new construction is proposed as part of this project.

STRATEGIC PLAN GOALS: 1. Operational Development & Excellence

No

STRATEGIC PLAN GOALS: 2. Planning And Sustainable Growth

Yes

STRATEGIC PLAN GOALS: 3. Technology

No

STRATEGIC PLAN GOALS: 4. Community Engagement

No

STRATEGIC PLAN GOALS: 5. Health & Safe Community

No

STAFF RECOMMENDATION:

Staff recommends that the Planning Commission review the staff report and the attached draft resolution provided in Attachment B, which outlines the necessary findings and recommended conditions of approval. Furthermore, staff recommends that the Planning Commission adopt the resolution to approve the PLN250035 minor subdivision/tentative parcel map, subject to the conditions of approval detailed within the resolution.

ATTACHMENTS:

[Staff Memo](#)

[Freelance Notice](#)