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COUNTY EXECUTIVE OFFICER:
Esperanza Colio Warren

COUNTY COUNSEL:
Gregory P Priamos

CLERK OF THE BOARD:
Vanessa Delgado

**Agenda Item
Special Meeting of the
Board of Supervisors
Tuesday, June 30, 2026**

Item Number: 3.D

MEETING DATE: 06/30/2026
DEPARTMENT: BOARD OF SUPERVISORS
AGENDA ITEM PREPARER: Vanessa Delgado
DEPT HEAD/DIRECTOR: Esperanza Colio Warren

SUBJECT:

BOARD OF SUPERVISORS

1. Receive information regarding the McCray Street -Toro Petroleum Annex to City of Hollister presented to the San Benito LAFCo at their June 11, 2026 meeting; and
2. Provide comments as desired.

SBC FILE NUMBER: 156

AGENDA SECTION:

REGULAR AGENDA

BACKGROUND/SUMMARY:

The City of Hollister has submitted an application to the San Benito LAFCo for annexation of one parcel located at 1285 McCray Street, identified as APN 020-100-014, into the City of Hollister. The parcel is an existing unincorporated county island surrounded by incorporated City territory. The approved map and legal description identify the proposed annexation area as approximately 0.26 acres more or less.

The property is owned by Prospect RE, LLC and is developed with an existing gas station (Toro Petroleum). No new development, expansion of use, subdivision, or change to the existing use is proposed as part of the annexation. The purpose of the annexation is to eliminate the existing unincorporated island and place the parcel under the City of Hollister municipal service and land use structure.

The staff report reviewing the legally required factors, as well as those outlined in the San Benito LAFCo Policies and Procedures, is attached. Because the property is a single uninhabited parcel with 100% landowner consent, a public hearing and protest proceedings are not necessary. Also attached is

Resolution 2026-03 approving the annexation to the City with conditions.

FISCAL IMPACT:

Property Tax Apportionment

The City and County have master property tax sharing agreements applicable to city annexations. The Master Commercial and Industrial Agreement for Tax Transfer Upon Annexation agreed to by both parties in November 2021 is applicable to this annexation and subject to the tax sharing terms within the agreement. The affected parcel is assessed as \$379,882.

The City of Hollister shall receive 70% and San Benito County shall retain 30% of "All Revenue from the annexed area.

STAFF RECOMMENDATION:

1. Receive information regarding the McCray Street -Toro Petroleum Annex to City of Hollister presented to the San Benito LAFCo at their June 11, 2026 meeting; and
2. Provide comments as desired.

ATTACHMENTS:

[Agenda Fact Sheet - LAFCo McCray St Toro Petroleum Annex](#)
[LAFCO Staff Report 2026-551](#)
[Resolution 2026-03 -File 551 Toro Petroleum Annex](#)