

**From:** [Miriam Arciniega](#)  
**To:** [Miriam Arciniega](#)  
**Subject:** FW: Agenda Item 6.1, Chapter 7: Hollister General Plan Review 2040, Public Review Draft, March 2026  
**Date:** Thursday, March 26, 2026 4:08:57 PM

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**From:** Alexander Sywak <[alex.sywak@gmail.com](mailto:alex.sywak@gmail.com)>  
**Sent:** Thursday, March 26, 2026 2:47 PM  
**To:** Carla Torres De Luna - Planning Commission <[ctorresdeluna.planningcommission@hollister.ca.gov](mailto:ctorresdeluna.planningcommission@hollister.ca.gov)>; Julio Rodriguez - Planning Commissioner <[jrodriguez.planningcommission@hollister.ca.gov](mailto:jrodriguez.planningcommission@hollister.ca.gov)>; Peter Hernandez - Planning Commissioner <[phernandez.planningcommission@hollister.ca.gov](mailto:phernandez.planningcommission@hollister.ca.gov)>; Steve Belong - Planning Commissioner <[sbelong.planningcommission@hollister.ca.gov](mailto:sbelong.planningcommission@hollister.ca.gov)>; Damian Perez - Planning Commissioner <[dperez.planningcommission@hollister.ca.gov](mailto:dperez.planningcommission@hollister.ca.gov)>  
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**Subject:** Agenda Item 6.1, Chapter 7: Hollister General Plan Review 2040, Public Review Draft, March 2026

March 26, 2026

Re: Hollister General Plan Review 2040, Public Review Draft, March 2026

Dear Planning Commissioners,

Tonight you will be reviewing and voting on whether to accept the above Draft. We are unable to attend in person, and will not have online access. We are submitting this written statement for your consideration. Please review with your body's legal counsel.

Government Code Section 65102, and Muni. Code Section 16.04.020, require that city policies and ordinances comply, and not be in conflict, with state and federal laws.

Government Code Section 66454 permits the filing of a tentative map for parcels not yet annexed, provided those parcels are adjacent to the city.

(New) Policy LU-1.5 prohibits the acceptance of subdivision applications for any lands that have not yet been annexed. Policy LU-1.5 provides no exemption for lands that lie adjacent to the city.

Policy LU-1.5, being in conflict with state law, cannot be included in the General Plan 2040 for the Plan to be lawful. Policy LU-1.5 must be deleted, or amended.

Happy to discuss anytime.

Thank you for your consideration,

Ingrid and Alex Sywak