FILED

FEB 23 2026

BOARD OF SUPERVISORS
DONNA M. JOHNSTON
Clerk of the Board
By S. Ratner Deputy

Print Form

Notice of Determination

Appendix D

To:

☐ Office of Planning and Research

U.S. Mail: P.O. Box 3044, Sacramento, CA 95812-3044

Street Address: 1400 Tenth St., Rm 113, Sacramento, CA 95814

☒ County Clerk
County of: Sutter
Address: 1160 Civic Center Blvd., Suite A
Yuba City, CA 95993

From:

Public Agency: Sutter County
Address: 1130 Civic Center Blvd., Suite A
Yuba City, CA 95993
Contact: Casey Murray
Phone: (530) 822-7400 ext. 245

Lead Agency (if different from above):

Address:

Contact:
Phone:

SUBJECT: Filing of Notice of Determination in compliance with Section 21108 or 21152 of the Public Resources Code.

State Clearinghouse Number (if submitted to State Clearinghouse): 2026010125

Project Title: Project #U25-0020 (Takher)

Project Applicant: Harminder Takher

Project Location (include county): SW corner Taylor Road and Holcomb Ave; Sutter County

Project Description:

A Tentative Parcel Map to divide an existing 27.9± acre parcel into a 2.4± acre homesite parcel and a 25.5± acre remainder parcel.

This is to advise that the Sutter County Planning Commission has approved the above
(☒ Lead Agency or ☐ Responsible Agency)

described project on 2-18-2026 (date) and has made the following determinations regarding the above described project.

1. The project [☐ will ☒ will not] have a significant effect on the environment.
2. ☐ An Environmental Impact Report was prepared for this project pursuant to the provisions of CEQA.
   ☒ A Negative Declaration was prepared for this project pursuant to the provisions of CEQA.
3. Mitigation measures [☒ were ☐ were not] made a condition of the approval of the project.
4. A mitigation reporting or monitoring plan [☒ was ☐ was not] adopted for this project.
5. A statement of Overriding Considerations [☐ was ☒ was not] adopted for this project.
6. Findings [☒ were ☐ were not] made pursuant to the provisions of CEQA.

This is to certify that the final EIR with comments and responses and record of project approval, or the negative Declaration, is available to the General Public at:
1130 Civic Center Blvd., Suite A, Yuba City, CA 95993

Signature (Public Agency): Neal Hay Title: Director of Development Services

Date: 2-23-2026 Date Received for filing at OPR:

Authority cited: Sections 21083, Public Resources Code.
Reference Section 21000-21174, Public Resources Code.

Please Post through
March 24, 2026