Notice of Determination

To: ☒ Office of Land Use and Climate Innovation
P.O. Box 3044
Sacramento, CA 95812-3044

☒ County Clerk
County of Placer
2952 Richardson Avenue
Auburn CA 95603

From: County of Placer
Community Development Resource Agency
3091 County Center Drive, Suite 190
Auburn, CA 95603
Meghan Schwartz, Senior CDRA Technician
(530) 745-3132

Date received for filing at Placer County:

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

State Clearinghouse Number:
2026040133

Project #:
PLN24-00056

Project Title:
Hutchinson Minor Land Division

APN(s):
020-163-014-000

Project Location:
3945 McCourtney Road in the unincorporated Lincoln area, Placer County

Project Applicant/Owner:
Juanita Mathis/Westly Hutchinson

Project Description:
Minor Land Division to subdivide a 40.11-acre property into two parcels consisting of 20.11 acres (Parcel 1) and 20.00 acres (Parcel 2).

Entitlement(s):
Minor Land Division

This is to advise that Placer County (☒ Lead Agency or ☐ Responsible Agency) has approved the above-described project on May 21, 2026, by the Parcel Review Committee and has made the following determination regarding the 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 Mitigated 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.
7. California State Department of Fish and Wildlife Fees (SB 1535)
   ☐ The project has been found to be exempt and not subject to the provisions of SB 1535.
      ☐ $50 for County processing fees (attach No Effect Determination Form)
   ☒ The project is not exempt and is, therefore, subject to the following fees:
      ☒ $3,093.75 ($3,043.75 Fish and Wildlife plus $50 County recording fee) for review of a Mitigated Negative Declaration
      ☐ $50 for County recording fees for a project previously approved and paid (attach DFW receipt)

This is to certify that the Mitigated Negative Declaration is available to the General Public online at https://ca-placercounty.civicplus.com/2826/Archived-Negative-Declarations#docaccess-e8398c9bd02826375a0a8f91db4d4341b11596d908fff693599e7070c3d6ebce

Signature Meghan Schwartz Date 5/21/26

Environmental Coordination Services, Placer County