Regulation Division

December 3, 2014

Ms. Alexis Preisser
Dewberry Bowyer Singleton
520 S. Magnolia Ave
Orlando, Florida 32801

Subject: Application No. 141028-9 Prima Vista Commons Townhomes
Saint Lucie County, S23/T36S/R40E

Dear Ms. Preisser:

The District offers the following in response to your request for a determination of wetland boundaries located within the subject property. A site visit was conducted by District staff on November 25, 2014. Based on the site visit, and other site-specific information, this site contains wetlands as defined by Chapter 62-340 Florida Administrative Code (FAC). The approximate project boundaries are identified on the attached aerial photograph and survey. The area considered wetlands are identified in the FLUCCS map legend.

This correspondence is an informal wetland determination pursuant to Chapter 373, Florida Statutes. It does not bind the District, its agents or employees, nor does it convey any legal rights, expressed or implied. Persons obtaining this informal wetland determination are not entitled to rely upon it for purposes of compliance with provision of law or District rules. A binding wetland determination may be obtained by petitioning the South Florida Water Management District for a wetland declaratory statement pursuant to FAC Rule 62-340 or by applying for an Environmental Resource permit.

The identified wetlands and, potentially other areas of the property not jurisdictional under State rules, may be wetlands and/or other waters of the United States under federal rules. Dredging or filling in such areas may require a Department of Army (DA) permit. Receipt of a state or local government permit does not obviate the need to obtain a DA permit prior to commencing work. For more information about the DA Regulatory Program, you may access the Corps' website at: www.saj.usace.army.mil/permit/index.html. You may also contact the local Corps regulatory office for additional information, at one of the following numbers: 561-472-3517, 561-472-3506, or 561-472-3514. If you have any further questions, please contact me at (863) 462-5260 x3636.
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Sincerely,

[Signature]

Jose M. Vega  
Environmental Analyst  
Martin/St. Lucie Regulatory Office  
South Florida Water Management District  
863-462-5260 ext 3636  
800-250-4200 ext 3636  
3800 NW 16th Blvd. Suite A  
Okeechobee, FL 34972

BC/jv

Attachments (Location Map, Soils Map, FLUCCS map, Survey)

Cc: Saint Lucie County, Environmental Resource Department  
U.S. Army Corps of Engineers, Palm Beach Gardens  
Raymond Bradick – Dybra PSL Development LLC.
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Raymond Bradick  
Dybra PSL Development LLC.  
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Maitland, FL 32751  

EMAIL: rbradick@dewberry.com  

Saint Lucie County, Environmental Resources Department  
2300 Virginia Avenue.  
Fort Pierce, FL 34982