

October 9, 2025

Mr. Jamie DeRosa
DeRosa Design + Build
8625 NE 10th Avenue
Miami, FL 33138
Via Email: Jamie@derosaholdings.com

Re: Environmental Assessment
100 Flug Avenue, Indialantic, Florida
Tax Account No. 2730890
Atlantic Environmental File No. 25574

Dear Mr. DeRosa:

Atlantic Environmental of Florida, LLC (Atlantic Environmental) has completed an environmental assessment on the above-referenced ± 0.30 -acre parcel located at 100 Flug Avenue in Indialantic, unincorporated Brevard County, Florida (Figure 1). These services were completed on October 8, 2025. Following is a summary of our findings.

To determine the extent of Florida Department of Environmental Protection (FDEP) and U.S. Army Corps of Engineers (USACE) jurisdictional wetlands supported by this site, Atlantic Environmental utilized the protocol outlined in Chapter 62-340.300 in the *SJRWMD Management and Storage of Surface Waters Applicant's Handbook*, and the *Corps of Engineers Wetland Delineation Manual*. These methodologies allow the designation of wetland boundaries through the examination of certain physical indicators that may be apparent in current on-site conditions. Specifically, these indicators are: predominantly hydrophytic vegetation, hydric soil characteristics, and hydrology (signs of surface saturation or inundation for a significant length of time). In addition to the analysis of these indicators, the utilized protocols recognize the value of sound scientific judgment when determining the actual extent of state and federally jurisdictional wetlands.

Based on our findings, we determined that no FDEP or USACE jurisdictional wetlands exist on the Property and that the site consists solely of uplands (Figure 1). Vegetation is dominated by pokeweed, bermudagrass, morning glory, Florida snow, dune sunflower, sandspur, Brazilian pepper, and cabbage palm. No hydric soils were located on the property.

Lastly, Atlantic Environmental completed a listed species determination while on the subject site and determined that no listed species were located on the property. For this reason, no further action should be needed with regards to listed wildlife species.

Should you desire further services or have any questions, please do not hesitate to contact our office.

Sincerely,



David G. Purkerson, MS, PWS
Vice President/Biologist



Jon H. Shepherd, MS, PWS
President/Ecologist



Project: 100 Flug Avenue

Figure 1: Aerial Map

0 20 40 80
Feet

2025 Aerial, Brevard County, Florida