



**Via e-mail and U.S. Mail**

May 22, 2012

Standard Bank and Trust, Special Assets  
c/o Ms. Anne Howaniec, V.P.  
7800 W. 95<sup>th</sup> Street  
Hickory Hills, Illinois 60457

RE: Preliminary Wetland Determination  
±3.87 acres, 12948 Avenue O, Chicago, Illinois  
LRMG #12-22

Dear Ms. Howaniec,

Land Resource Management Group, Inc. (LRMG) has completed a preliminary wetland determination on the ±3.87 acre vacant, unimproved parcel identified as 12948 Avenue O, Chicago, Illinois (property). The property is located at the southwest corner of 130<sup>th</sup> and S. Avenue O in part of the Southeast ¼ of Section 30, Township 37N, Range 15E (Exhibit 2).

Based on our preliminary on-site field investigation conducted on May 18, 2012, we have identified the presence of U.S. Army Corps of Engineers (Corps) regulated wetlands throughout significant areas of the south and south-central portions of the property. The identified regulated wetland areas on the property are characterized by the following three criteria method and related observations (Midwest Supplement to 1987 Corps Manual, Nov., 2010):

- 1) Hydrophytic Vegetation: Field confirmation of a dominance of Hydrophytic (water-loving) vegetation including Common Reed (*Phragmites communis*, OBL), Late Goldenrod (*Solidago gigantea*, FACW), Eastern Cottonwood (*Populus deltoides*, FAC+), and Green Ash (*Fraxinus pennsylvanica sub.*, FAC).
- 2) Wetland Hydrology Field confirmation of two (2) or more secondary field indicators of seasonal wetland hydrology (*water-stained leaves, sediment deposits, FAC Neutral test, drift lines etc*).
- 3) Field Confirmation of presence of hydric soils (*1409A Aquents, clayey, undrained, nearly level*).

The regulated wetlands are federally protected under Section 404 of the Clean Water Act as administered by the Chicago District Regulatory Branch of the Corps. Under certain circumstances,

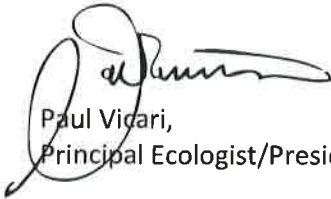
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Preliminary Wetland Determination  
±3.87 acres, 12948 Avenue O, Chicago, Illinois  
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the Corps will authorize fills (development) of regulated wetland up to a maximum of one (1) acre as described in the Chicago District's Regional Permit Program. However, fills greater than 0.10 acre must be compensated for through wetland mitigation (replacement).

In order to determine the regulatory feasibility and related permitting costs of developing (filling) the protected wetlands identified, a routine wetland delineation will be necessary as outlined in our April 25, 2012 proposal.

Thank you for the opportunity to provide our preliminary wetland determination. If you have question or require additional service, please do not hesitate to contact me.

Sincerely,

A handwritten signature in black ink, appearing to read "Paul Vicari", written over a circular stamp or seal.

Paul Vicari,  
Principal Ecologist/President

Attachments:  
Photo gallery and Site Exhibits

C: Scott Schreiner, DesignTek

## **Photo Gallery**

Wetland Determination  
±3.87 acre lot, 12948 Avenue O, Chicago, Illinois  
(LRMG Site Inspection, May 18, 2012)  
LRMG# 12-22



Southeast Corner of Site as viewed at corner of  
130<sup>th</sup> St. and S. Avenue O looking north



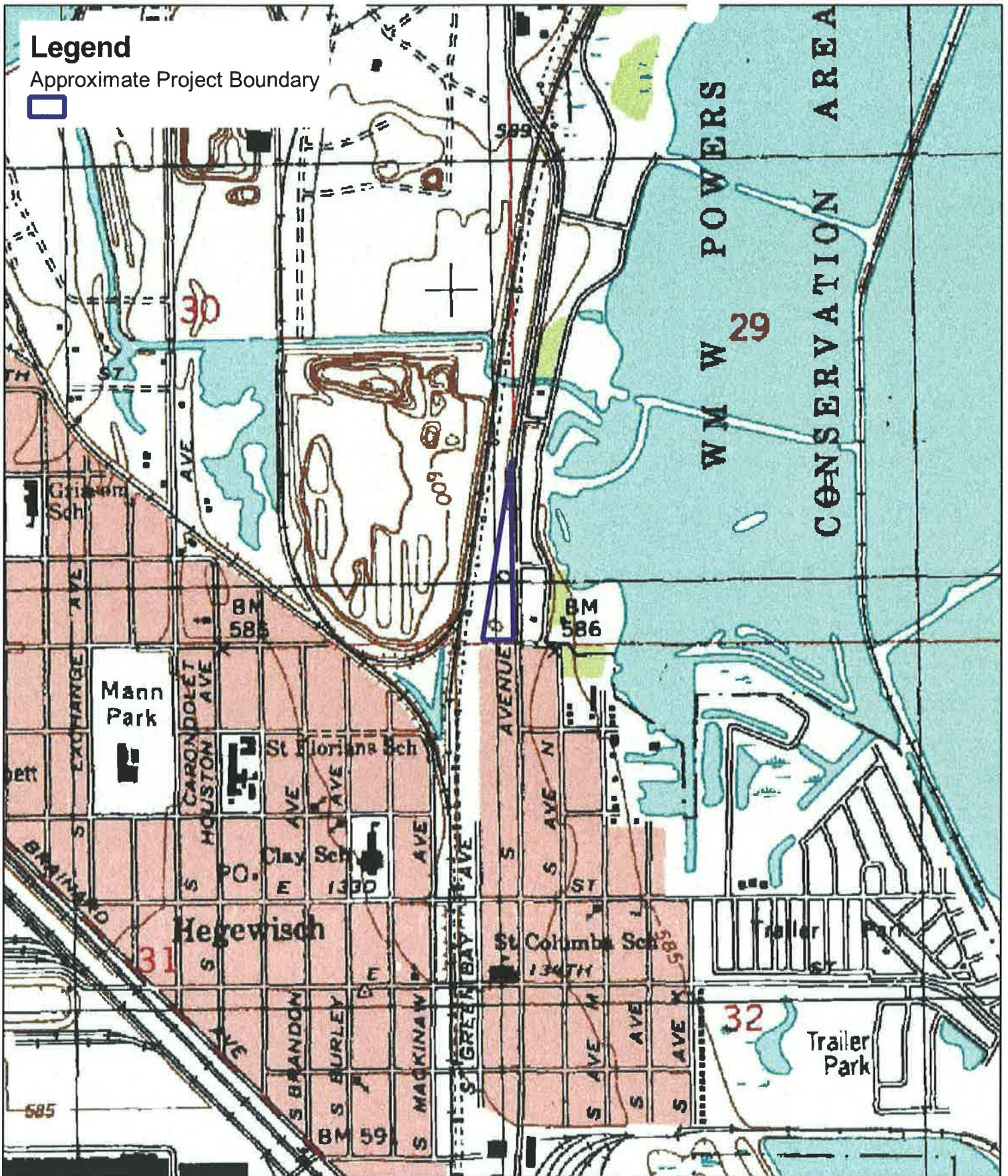
North End of Site as viewed from S. Avenue O looking southwest



South-central area of site looking south at wetland areas



Looking at north-central area of site



**Exhibit 1: USGS Topographic Map**

12948 S. Avenue O, Chicago, IL

Existing Conditions

LRMG# - 12-22

Source: USGS Topographic Map



0 1000



Scale: 1" = 1000'

LAND RESOURCE MANAGEMENT GROUP



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# Legend

Soil Units



Approximate Project Boundary



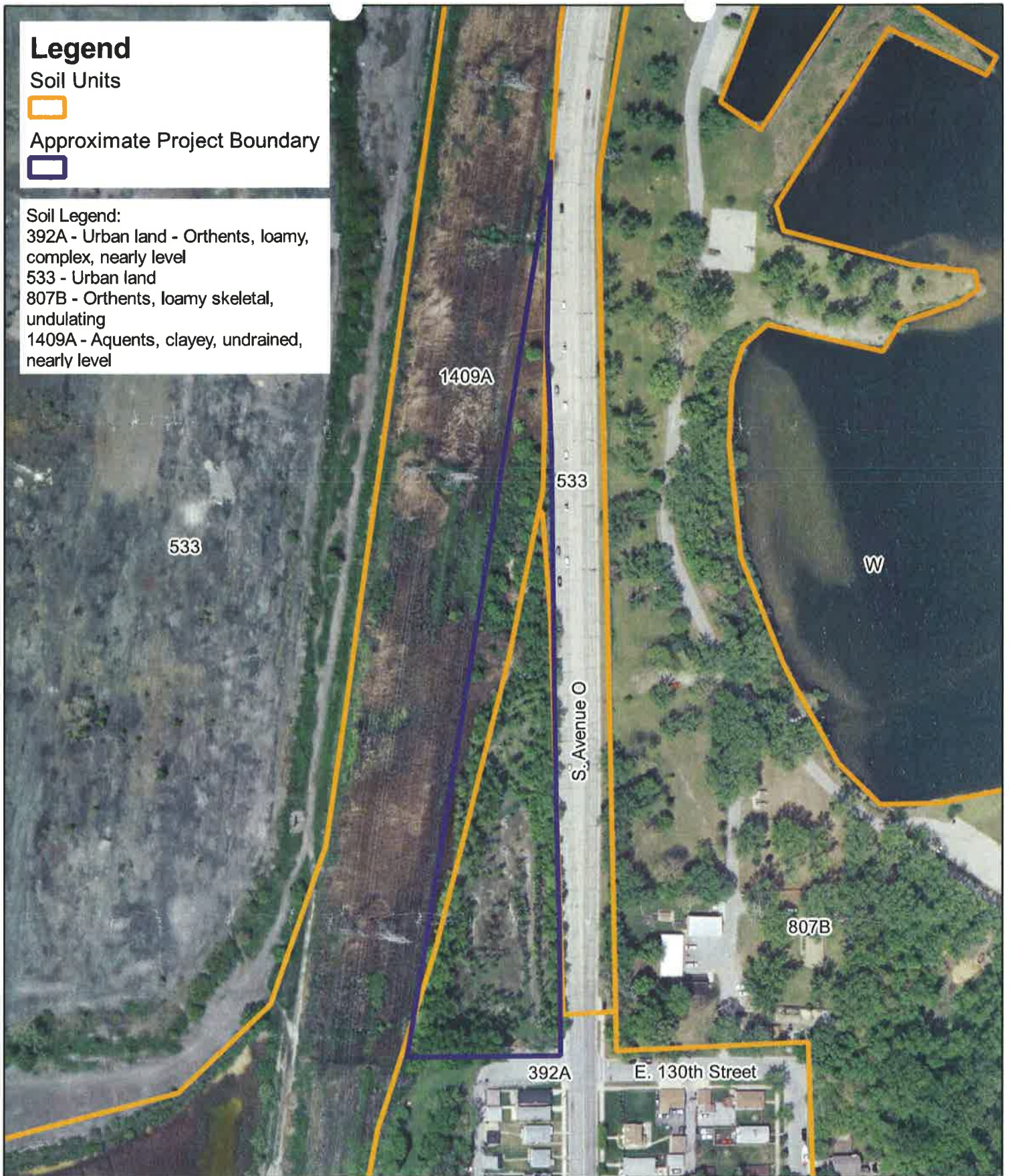
Soil Legend:

392A - Urban land - Orthents, loamy, complex, nearly level

533 - Urban land

807B - Orthents, loamy skeletal, undulating

1409A - Aquents, clayey, undrained, nearly level



## Exhibit 2: Soil Survey Map

12948 S. Avenue O, Chicago, IL

Existing Conditions

LRMG# - 12-22

Source: 2008 Chicago Urban Area Orthoimagery



0 200



Scale: 1" = 200'

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# Legend

Wetlands



Approximate Project Boundary



NWI Legend:

Freshwater Emergent Wetland -  
PEMC and PEM/SS1C

Freshwater Forest/Shrub Wetland -  
PFO1C



## Exhibit 3: National Wetland Inventory Map

12948 S. Avenue O, Chicago, IL

Existing Conditions

LRMG# - 12-22

Source: 2008 Chicago Urban Area Orthoimagery



0 200



Scale: 1" = 200'

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