

November 5, 2025

Letter of Intent

To: Brevard County Planning and Zoning Department

From: Beverly Jean Richardson (Owner) and Victor Richardson (Authorized Representative)

Property: 3002 & 3004 Carver Street, Mims, FL 32754

Tax ID: 2103811

Parcel ID: 21-35-17-52-*43

Land Description: PURYEAR WARD PLAT OF MIMS E 1/2 OF LOT 43 & ALL LOTS 44,45

Request: Rezoning from RU-1-9 to RU-2-~~6~~ (Low-Density Multi-Family Residential)

Dear Planning and Zoning Board Members,

We respectfully request rezoning approval to legitimize the existing ~~two~~ residential units on the property located at 3004 Carver Street, Mims, Florida. The property was originally approved in 1964 for a Special Use Permit as a Beauty Salon and was later converted into residential units. Each unit is equipped with separate electric meters and utilities.

This rezoning is being requested to bring the property into compliance with current zoning requirements and to ensure safe, lawful occupancy of the existing units. The owner, Beverly Jean Richardson, and her brother, Victor Richardson, are working closely with the prospective buyer, Ms. Urshala Williams, who is under contract to purchase the property with a closing date of December 17, 2025.

The buyer intends to use the property as her permanent residence and will invest in beautifying and maintaining the site to uplift the neighborhood. Approving this request will allow the property to be properly financed and recorded, eliminating any nonconforming use issues and supporting responsible homeownership in the Mims community.

We appreciate your expedited review and consideration of this application.

Respectfully submitted,



Beverly Jean Richardson, Owner



Victor Richardson, Authorized Representative