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May 31, 2024

Thomas Mooney
Planning Director
City of Miami Beach
1700 Convention Center Drive
Miami Beach , FL 33139

Re: Administrative Appeal of Zoning Interpretation ZONE1023-1191, Published May 1, 2024

Dear Mr. Mooney:

This firm represents The Upper Deck, LLC (the "Applicant"), the operator of a Hall for Hire located at 605 Lincoln Road, Unit RF800, Miami Beach, FL (the "Property"). Please accept this correspondence as the Applicant's letter of intent in connection with the appeal of Zoning Interpretation ZONE1023-1191. Attached to this letter are our application materials and our formal Petition in Support of Administrative Appeal for the Board of Adjustment's consideration.

Sincerely,

Carter N. McDowell

Carter N. McDowell

CNM:NN

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