

News

Lowndes Expands Melbourne Office with Real Estate and Land Use Attorney Brian Stephens

Press Release

Lowndes

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Lowndes is pleased to announce that **Brian Stephens** has joined the firm's Melbourne office as a Shareholder in its Real Estate Department.

Stephens concentrates his practice on real estate acquisition, land use, leasing, finance, and zoning matters throughout Florida's Space Coast and surrounding regions. He advises developers, landowners, lenders, brokers, and associations on a wide range of transactional issues.

"Brian knows the Melbourne market and understands how to get complex real estate deals across the finish line," said **John Ruffier**, Chair of the Real Estate Department. "He brings the experience our clients need to navigate high-stakes transactions with confidence. His arrival expands our ability to support clients across the Space Coast."

Stephens' work includes structuring land acquisition and disposition plans, guiding clients thru title review and due diligence, securing financing, entitling for development, establishing cooperative use declarations and reciprocal easement agreements, and negotiating asset management agreements, contracts for sale, and commercial leases. He regularly assists clients in securing approvals for residential, commercial, and mixed-use developments, negotiating conservation easements, and converting agricultural land for alternative commercial uses.

"I'm looking forward to plugging into a robust land use, development, and acquisitions team serving clients throughout Florida, especially by helping them discover the value of the incredible Space Coast," said Stephens.

Stephens has significant experience with projects involving multiple parcels, phased development, and public-private partnerships. He is often engaged early in the development process to identify legal risks, address regulatory challenges, and maintain project momentum.

Prior to practicing law, Stephens was a licensed real estate agent. This background provides him with a practical understanding of the real estate industry and informs his approach to resolving issues efficiently and

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effectively.

He also advises lenders on development risk and secured financing, counsels brokers on licensing and commission matters, and represents associations and homeowners in governance, enforcement, and compliance matters.