

May 8, 2025

Derek Zimney
55 West Williams Ave.
Fallon, NV 89406
Telephone: (775) 423-5107
Email: dzimney@fallonnevada.gov

RE: Special Use Permit Letter

Dear Derek,

I recently purchased a preschool/daycare in Fallon, Nevada located at 160 Industrial Way, Fallon, Nevada 89406, formerly known as Ivyland, LLC. As such, we are now going through all the required licensing changes to license the facility in my name, Sarah Lucas, to operate as Desert Valley Learning Center, LLC. We have already obtained most of our licensing but are going through the final phases of state childcare licensing. As such, the state requires us to provide them with a letter from the City of Fallon stating that we do not need a special use permit to operate at our current location.

In August of 2018, the City of Fallon provided a similar letter to Ivy Ward (the owner from whom I purchased this business) after sitting for a city council meeting on the subject. The new facility is operating much the same as Ivyland did, as in, we offer preschool and daycare services, we do not handle or provide food for the children, and we abide by state childcare laws for a standard childcare facility. In this transaction between myself and Ivy, the business, business equipment, employees etc. is all being transferred and we are merely changing the name and some of the staff. The daily operations and physical location will remain the same.

As such, I am requesting to be put on the agenda for a city council meeting to operate my business in L-1 zoning. For convenience, the business information will be as follows:

Owner: Sarah Lucas
Facility Name: Desert Valley Learning Center, LLC
Facility Address: 160 Industrial Way, Fallon, NV 89406
Facility Telephone: 775-294-6059
Facility Operations: Preschool/Daycare/Childcare Center

Should require any additional information, please reach out via email to desertvalleylearning@gmail.com or (775) 741-5471.

Respectfully,

Sarah Lucas