Owner Authorization Letter – 461 Tyler Ave SRU

Date: _____

City of Louisville Planning Department 749 Main Street Louisville, CO 80027

Attn: Matt Post, Principal Planner

Re: Owner authorization for Special Review Use application – 461 Tyler Avenue, Louisville, CO 80027

Dear Mr. Post,

Louisville Montessori School & Daycare Center, Inc. is the owner of record of 461 Tyler Avenue, Louisville, CO 80027 (the "Property"), which is under a purchase contract dated September 17, 2026 with Mitchell Bourne and Trevor Bourne (or their assignee, 461 Tyler Ave, LLC).

We authorize **Mitchell Bourne, Trevor Bourne, and Two Pines Early Learning LLC**, and their representatives, to:

1. Prepare, sign and submit a Special Review Use (SRU) application and related land use documents to establish a child care center / school use on the Property.
2. Communicate with City staff and referral agencies, including the Louisville Fire Protection District, about the application.
3. Attend and present at Planning Commission and City Council hearings on the application.

This authorization covers the land use approval process only. It does not allow construction or physical changes to the Property before closing, and all fees, costs and conditions of approval are the applicant's responsibility. It ends at closing or if the purchase contract terminates, whichever comes first.

Sincerely,

Louisville Montessori School & Daycare Center, Inc.

Signature: Alvin D. Nelson

Name: Alvin D. Nelson

Title: president

Phone / email: 303 776 4387