

Plans (PMT)



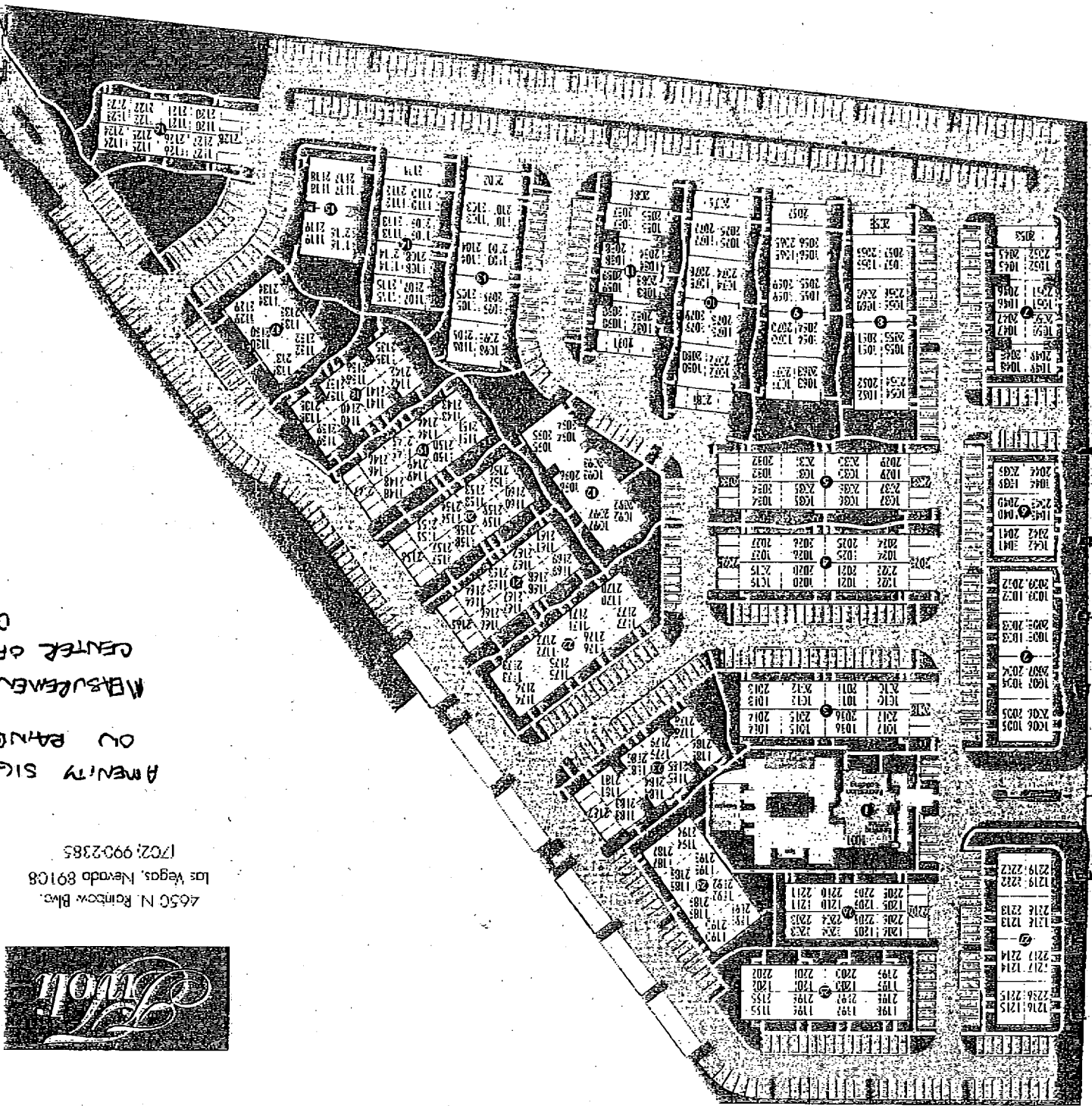
Separator Sheet



4650 N. Rainbow Blvd.
Las Vegas, Nevada 89108
(702) 990-2385

AMENITY SIGN PLACEMENT
ON RAINBOW
NEARBYMENT'S STAIR AT
CENTER OF ENTRY
DRIVEWAY

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92' - 71' - 71' - 84' - 67' - 75' - 80'

Rainbow Blvd



Actual 32x 49

 <i>Tivoli</i>	 <i>Tivoli</i>
GRANITE COUNTERTOPS	BRAND NEW

 <i>Tivoli</i>	 <i>Tivoli</i>
INTERIOR STAIRCASES	GATED ENTRY

 <i>Tivoli</i>	 <i>Tivoli</i>
DIRECT ACCESS GARAGES	BAY WINDOWS

 <i>Tivoli</i>
BUILT IN COMPUTER DESKS

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letter perfect.

Client: Tivoli

Job:
3'x 4' Amenities
Signs
Drawing:

Scale 1/20

Drawn by:
Christian Lozada

Date: 3/29/07
revision: 4/2/07
revision:
revision:
revision:

702.453.0422
702.453.0370
design@
letterperfectusa.com

Proofed & Approved by: _____

Print Name Please

Date

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Action Letter



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TEMPORARY SIGN PERMIT

TSP-25675



Description of Sign(s): Lone Mountain Apartments I, LP requests the placement of 7 promotional signs (3'x4') on the exterior of property located at 4650 N. Rainbow Blvd. The signs are to promote the availability of brand new multi-family housing for 60 days.

Applicant: Lone Mountain Apts I L P
Pamela Puppel 702-561-9975
6021 S Fort Apache #100
Las Vegas, NV 89148-5562
(702)990-2338 x

Parcel(s): 138-02-101-016

Ward(s): Ward 6 (Ross)

Type of Signs:

- ☐ Pennants
- ☐ Balloons
- ☐ Streamers
- ☐ Searchlights
- ☒ Portable
- ☐ Other

THIS PERMIT IS APPROVED PURSUANT TO TITLE 19.14.090A OF THE LAS VEGAS MUNICIPAL CODE, SUBJECT TO THE FOLLOWING CONDITIONS:

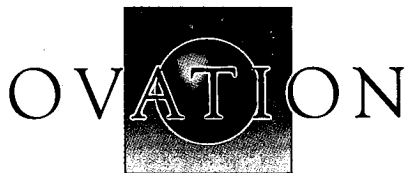
- 1) THE TEMPORARY SIGN PERMIT SHALL BE VALID FOR **61 DAYS FROM NOVEMBER 20, 2007 TO JANUARY 19, 2008.**
- 2) ALL TEMPORARY SIGNS SHALL BE SET BACK FROM ANY STREET INTERSECTION OR DRIVEWAY OR OTHERWISE LOCATED IN ORDER TO NOT CREATE A SIGHT RESTRICTION.
- 3) ALL TEMPORARY SIGNAGE SHALL BE SO LOCATED AS TO NOT CREATE A NUISANCE TO NEARBY PROPERTIES AS A RESULT OF FACTORS SUCH AS EXCESSIVE ILLUMINATION, GLARE, OR NOISE.
- 4) ALL TEMPORARY SIGNAGE SHALL CONFORM TO THE SUBMITTED SITE PLAN.
- 5) THE APPLICANT SHALL DISPLAY A COPY OF THIS TEMPORARY SIGN PERMIT DURING NORMAL BUSINESS HOURS.
- 6) ALL TEMPORARY IMPROVEMENTS MADE TO THIS SITE AND THE ABUTTING STREETS SHALL BE REMOVED UPON EXPIRATION OF THE PERMIT.
- 7) ALL APPLICABLE CITY CODE REQUIREMENTS SHALL BE SATISFIED.
- 8) THE APPLICANT SHALL BE RESPONSIBLE FOR LEAVING THE SITE FREE OF DEBRIS, LITTER, OR ANY OTHER EVIDENCE OF THE SIGNAGE UPON EXPIRATION OF THE PERMIT.
- 9) NO SIGNS SHALL BE LOCATED IN THE PUBLIC RIGHT-OF-WAY.

Justification Letter



JUSTIFICATION LETTER

Separator Sheet



PROPERTY MANAGEMENT

November 13, 2007

Planning & Development Department
City of Las Vegas
731 S. 4th Street
Las Vegas, NV 89101

To Whom It May Concern:

Lone Mountain Apartments I, LP requests the placement of seven(-7-) promotional signs (3'x4') on the exterior of our property located at 4650 N. Rainbow Blvd., Las Vegas, NV 89135.

These signs will be installed on November 19, 2007 to promote the availability of brand new multi-family housing for 90 days.

If you have any questions, please call our representative, Pamela Puppel at 561-9975.

Sincerely,

Alan Molasky
CEO
Lone Mountain Apts I, LP

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Application Letter – Related Case



APPLICATION LETTER – RELATED CASE

Separator Sheet

OVATION
PROPERTY MANAGEMENT

November 20, 2007

To Whom It May Concern:

Please accept this letter as a request to have 8 promotional signs for our brand new apartment community, Tivoli. We request that we receive approval for these signs for 60 days.

Sincerely,



Erica Arthur
District Manager
Ovation Property Management

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Application



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PLANNING & DEVELOPMENT DEPARTMENT

APPLICATION / PETITION FORM

Application/Petition For: Promotional Signage
Project Address (Location) 4650 N. Rainbow Blvd.
Project Name Tivoli Apartments Proposed Use Multifamily
Assessor's Parcel #(s) 138-02-101-016 Ward # 6
General Plan: existing X proposed _____ Zoning: existing X proposed _____
Commercial Square Footage _____ Floor Area Ratio _____
Gross Acres 17.86 Lots/Units 417 Density 23
Additional Information _____

PROPERTY OWNER Lone Mountain Apts I, LP Contact Pamela Puppel
Address 6021 S. Fort Apache #100 Phone: 990-2338 Fax: _____
City Las Vegas State NV Zip 89148

APPLICANT Lone Mountain Apts I, LP Contact Pamela Puppel
Address 6021 S. Fort Apache #100 Phone: 990-2338 Fax: _____
City Las Vegas State NV Zip 89148

REPRESENTATIVE _____ Contact _____
Address _____ Phone: _____ Fax: _____
City _____ State _____ Zip _____

Property Owner Signature* Alex M. Shuker

* An authorized agent may sign in lieu of the property owner for Final Maps, Tentative Maps, and Parcel Maps.

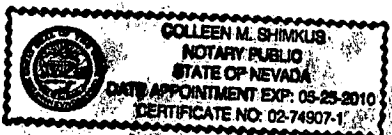
Print Name Alex M. Shuker

Subscribed and sworn before me

This 14th day of NOVEMBER, 2007

Alex M. Shuker CLARK CO. NEVADA

Notary Public in and for said County and State



FOR DEPARTMENT USE ONLY

Case #	<u>TSP-25675</u>
Meeting Date:	
Total Fee: \$	<u>100.00</u>
Date Received:	<u>11/19/07</u>
Received By:	<u>[Signature]</u>

* The application will not be deemed complete until the submitted materials have been reviewed by the Planning and Development Department for consistency with applicable sections of the Zoning Ordinance.

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Legal Description



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LONE MOUNTAIN APTS. I LP

Business Entity Information

Status:	Active	File Date:	11/5/2004
Type:	Domestic Limited Partnership	Corp Number:	LP2204-2004
Qualifying State:	NV	List of Officers Due:	11/30/2008
Managed By:		Expiration Date:	12/31/2060

Additional Information

Name Consent Date:	11/05/2004
--------------------	------------

Resident Agent Information

Name:	LIONEL SAWYER & COLLINS, LTD	Address 1:	300 SOUTH FOURTH STREET
Address 2:	#1700	City:	LAS VEGAS
State:	NV	Zip Code:	89101
Phone:		Fax:	
Email:		Mailing Address 1:	
Mailing Address 2:		Mailing City:	
Mailing State:		Mailing Zip Code:	

Financial Information

No Par Share Count:	0	Capital Amount:	\$ 0
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No stock records found for this company

Officers

☒ Include Inactive Officers

General Partner - LONE MOUNTAIN APTS. GP, INC.

Address 1:	6021 S FT APACHE RD STE 100	Address 2:	
City:	LAS VEGAS	State:	NV
Zip Code:	89148	Country:	
Status:	Active	Email:	

General Partner - LONE MOUNTAIN APTS. GP, INC.

Address 1:	6021 S FT APACHE RD STE 100	Address 2:	
City:	LAS VEGAS	State:	NV
Zip Code:	89148	Country:	
Status:	Historical	Email:	

Actions/Amendments

Action Type:	Certificate of Limited Partnership		
Document Number:	LP2204-2004-001	# of Pages:	2
File Date:	11/05/2004	Effective Date:	
(No notes for this action)			
Action Type:	Initial List		
Document Number:	LP2204-2004-002	# of Pages:	1
File Date:	12/28/2004	Effective Date:	
List of Officers for 2004 to 2005			
Action Type:	Annual List		
Document Number:	20050556866-53	# of Pages:	1
File Date:	11/17/2005	Effective Date:	
(No notes for this action)			

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LONE MOUNTAIN APTS. GP, INC.

Business Entity Information			
Status:	Active	File Date:	11/4/2004
Type:	Domestic Corporation	Corp Number:	C29925-2004
Qualifying State:	NV	List of Officers Due:	11/30/2008
Managed By:		Expiration Date:	

Resident Agent Information			
Name:	LIONEL SAWYER & COLLINS, LTD	Address 1:	300 SOUTH FOURTH STREET
Address 2:	#1700	City:	LAS VEGAS
State:	NV	Zip Code:	89101
Phone:		Fax:	
Email:		Mailing Address 1:	
Mailing Address 2:		Mailing City:	
Mailing State:		Mailing Zip Code:	

Financial Information			
No Par Share Count:	75,000.00	Capital Amount:	\$ 0
No stock records found for this company			

Officers				☒ Include Inactive Officers
President - JAMES A HERNQUIST				
Address 1:	6021 S FT APACHE RD STE 100	Address 2:		
City:	LAS VEGAS	State:	NV	
Zip Code:	89148	Country:		
Status:	Active	Email:		
Director - JAMES A HERNQUIST				
Address 1:	6021 S FT APACHE RD STE 100	Address 2:		
City:	LAS VEGAS	State:	NV	
Zip Code:	89148	Country:		
Status:	Active	Email:		
President - JAMES A HERNQUIST				
Address 1:	6021 S FT APACHE RD STE 100	Address 2:		
City:	LAS VEGAS	State:	NV	
Zip Code:	89148	Country:		
Status:	Historical	Email:		
Director - JAMES A HERNQUIST				
Address 1:	6021 S FT APACHE RD STE 100	Address 2:		
City:	LAS VEGAS	State:	NV	
Zip Code:	89148	Country:		
Status:	Historical	Email:		
Secretary - ALAN L MOLASKY				
Address 1:	6021 S FT APACHE RD STE 100	Address 2:		
City:	LAS VEGAS	State:	NV	
Zip Code:	89148	Country:		
Status:	Active	Email:		
Treasurer - ALAN L MOLASKY				
Address 1:	6021 S FT APACHE RD STE 100	Address 2:		
City:	LAS VEGAS	State:	NV	

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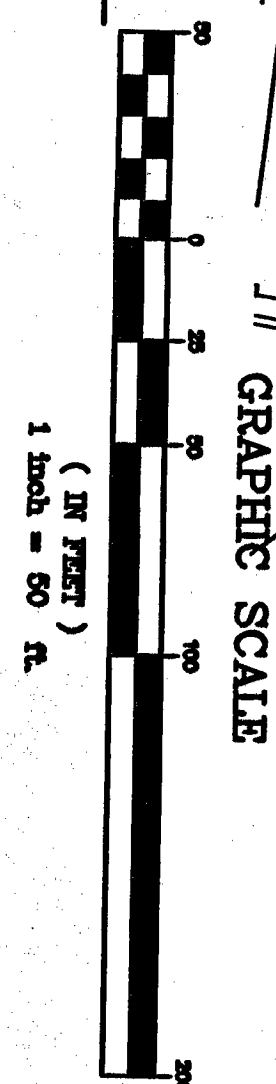
NOV 19 2007

Zip Code:	89148	Country:	
Status:	Active	Email:	
Secretary - ALAN L MOLASKY			
Address 1:	6021 S FT APACHE RD STE 100	Address 2:	
City:	LAS VEGAS	State:	NV
Zip Code:	89148	Country:	
Status:	Historical	Email:	
Treasurer - ALAN L MOLASKY			
Address 1:	6021 S FT APACHE RD STE 100	Address 2:	
City:	LAS VEGAS	State:	NV
Zip Code:	89148	Country:	
Status:	Historical	Email:	

Actions\Amendments

Action Type:	Articles of Incorporation		
Document Number:	C29925-2004-001	# of Pages:	4
File Date:	11/04/2004	Effective Date:	
(No notes for this action)			
Action Type:	Initial List		
Document Number:	C29925-2004-002	# of Pages:	1
File Date:	12/28/2004	Effective Date:	
List of Officers for 2004 to 2005			
Action Type:	Annual List		
Document Number:	20050556801-82	# of Pages:	1
File Date:	11/17/2005	Effective Date:	
(No notes for this action)			
Action Type:	Annual List		
Document Number:	20060700970-11	# of Pages:	1
File Date:	10/30/2006	Effective Date:	
(No notes for this action)			
Action Type:	Annual List		
Document Number:	20070729898-42	# of Pages:	1
File Date:	10/22/2007	Effective Date:	
07-08			

AMENITIES SIGN PLACEMENT



ARCHITECTURAL
SIGN PLACEMENT
ON RAINBOW
A.S.5
SHEET
OF

CONSTRUCTION SET

04-144
project number
DECEMBER 17, 2004
date
DLR
drawn
SLB
checked

CONSTRUCTION SET

The contractor shall check and verify all dimensions and report all errors and omissions to the architect prior to commencing work. These drawings are not to be used.

REV.	DATE	DESCRIPTION

OVATION
LONE MOUNTAIN APARTMENTS
Rancho and Lone Mountain
City of Las Vegas



**SCOTT L. BAKER,
ARCHITECT, INC.**

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