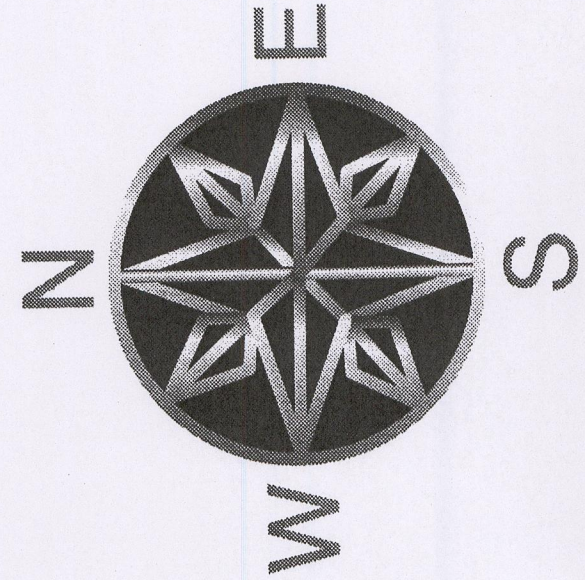




TOP VIEW
SCALE 1" = 7.5'

CHARLESTON BLVD.

SIDEWALK 103.29'±

LANDSCAPE

PROPOSED SIGN

SIDEWALK
(Not ADA Required)

CENTER OF COLUMN 19'

13'

COLUMN

TORSION BAR

WALKWAY

WALKWAY

SIGN FACE

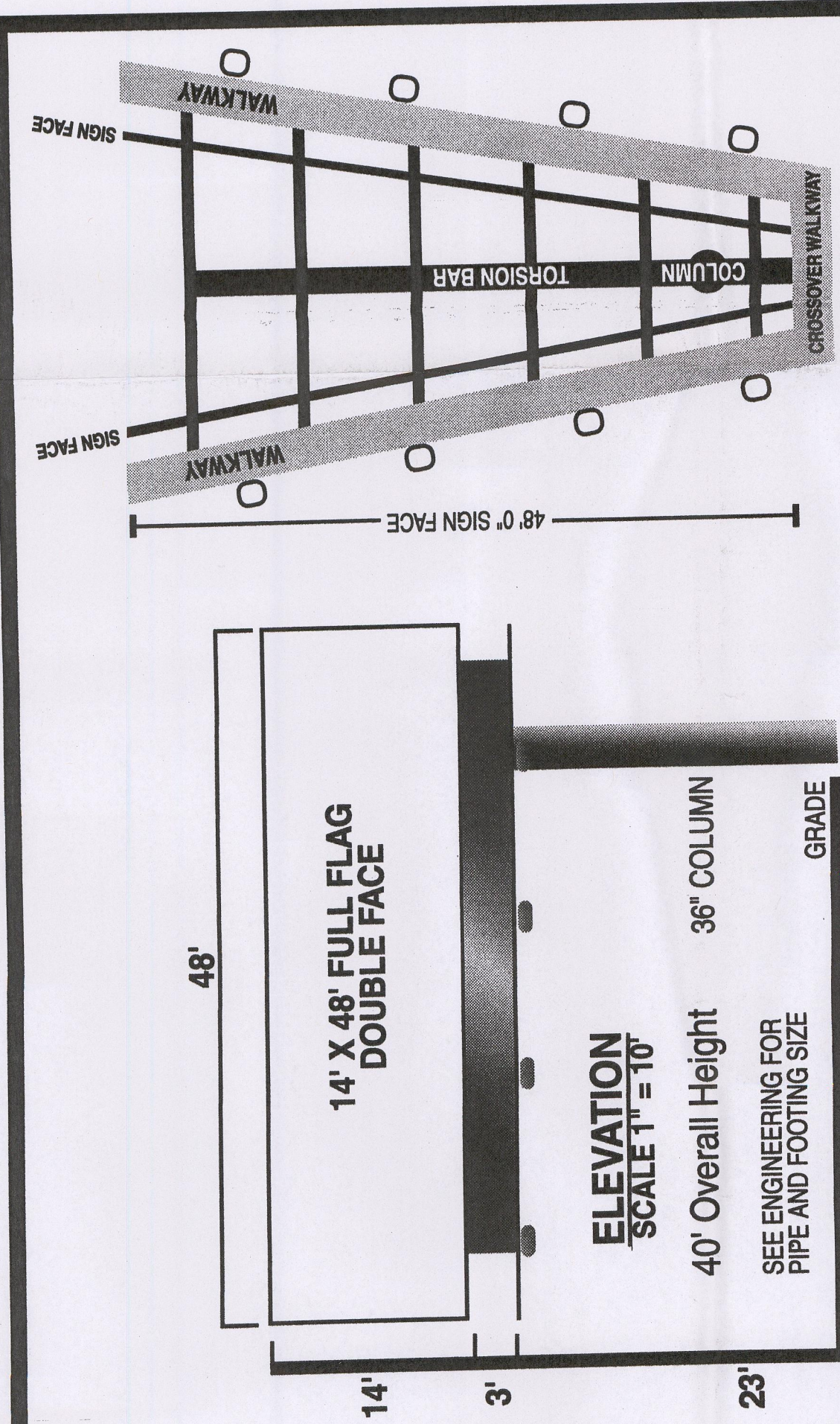
EXISTING BUILDING

SIDEWALK

DRIVEWAY

PL ±200'

PL ±637'



GENERAL NOTES

1. Not within 300 Feet of another off premise sign.
2. Not within 300 feet of residential use.
3. No parking spaces will be taken for this location.



1775 N. Warm Springs Rd. Salt Lake City, UT 84116 • 801.521.1775

OWNER:

MERCADO 888, LLC

SCALE: **NOTED** APPROVED BY:

DRAWN BY:
MELANIE PULS

DATE: **6-4-03** REVISED:

LOCATION:

6785 West Charleston Blvd

DRAWING #:

APN# 163-02-101-002

**APN#163-02-101-002
ZONING (C-1)**

RQR-51552

RECEIVED
NOV 07 2013





TOP VIEW
SCALE 1" = 7.5'

CHARLESTON BLVD.

SIDEWALK

103.29'±

10'

LANDSCAPE

PROPOSED SIGN

SIDEWALK
(Not ADA Required)

MINIMUM CLEARANCE

CENTER OF COLUMN 19'

13'

DRIVEWAY

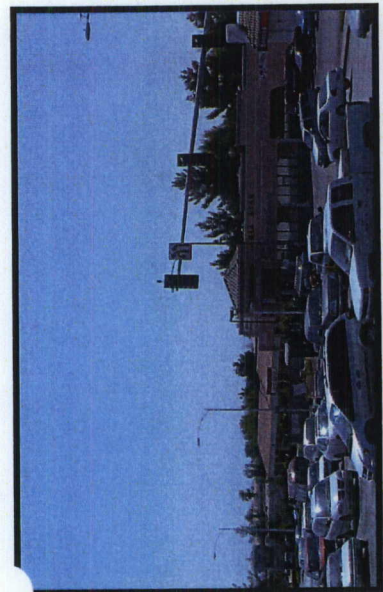
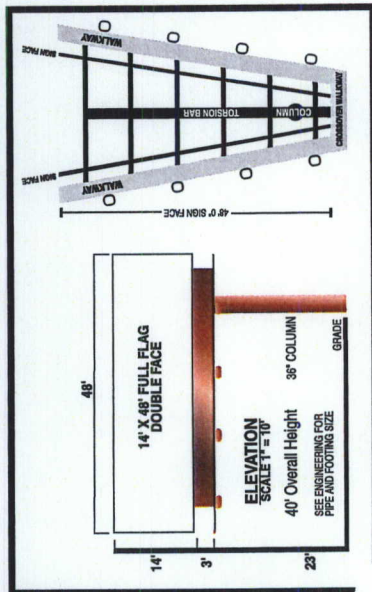
WALKWAY

EXISTING BUILDING

SIDEWALK

200'±

637'±



GENERAL NOTES

1. Not within 300 Feet of another off premise sign.
2. Not within 300 feet of residential use.
3. No parking spaces will be taken for this location.



1775 N. Warm Springs Rd. Salt Lake City, UT 84116 • 801.521.1775

OWNER:

GOG III LTD

SCALE: **NOTED** APPROVED BY:

DRAWN BY:
MELANIE PULS

DATE: **6-4-03**

REVISED:

LOCATION:

1110 S. RAINBOW BLVD.

DRAWING #:

APN# 163-02-101-002

RECEIVED

NOV 07 2013

APN#163-02-101-002
ZONING (C-1)

RQR-51552

SOUTH ELEVATION



FREE
FINANCING
AVAILABLE
1-888-0888

STAR

DRY CLEANERS

RECEIVED

NOV 07 2013

3

TUMMY TUCK

\$4995 702-243-9555

L. STILE M.D. - WWW.DrStile.com

Deegan

Tamed
HAIR & NAILS
702-876-5898

RECEIVED

NOV 01 2013

SOUTH ELEVATION



WEST ELEVATION

FREE
FINANCING
AVAILABLE
1-800-0888

STAR

RECEIVED
NOV 07 2009

DRY CLEANERS

3

TUMMY TUCK

\$4995 702-243-9555

DR. L. STILE M.D. • www.DrStile.com

Dr. Stile

Tamed
HAIR & NAILS
702-876-5898

RECEIVED
NOV 07 2003

RQR-51552



A billboard advertisement for a tummy tuck procedure. The billboard features a photograph of a woman's midsection. The text on the billboard includes the words "TUMMY TUCK" in large, bold, black letters, followed by "\$4995" in a large, bold, black font. Below this, the text "DR. L. STILE M.D." and the website "WWW.DRSTILE.COM" are visible. The billboard is mounted on a structure, and an American flag is visible in the background.

TUMMY TUCK
\$4995 702-243-9555
DR. L. STILE M.D. • WWW.DRSTILE.COM

Tamed
HAIR & NAILS
702-876-5898

RECEIVED
JAN 17 2003

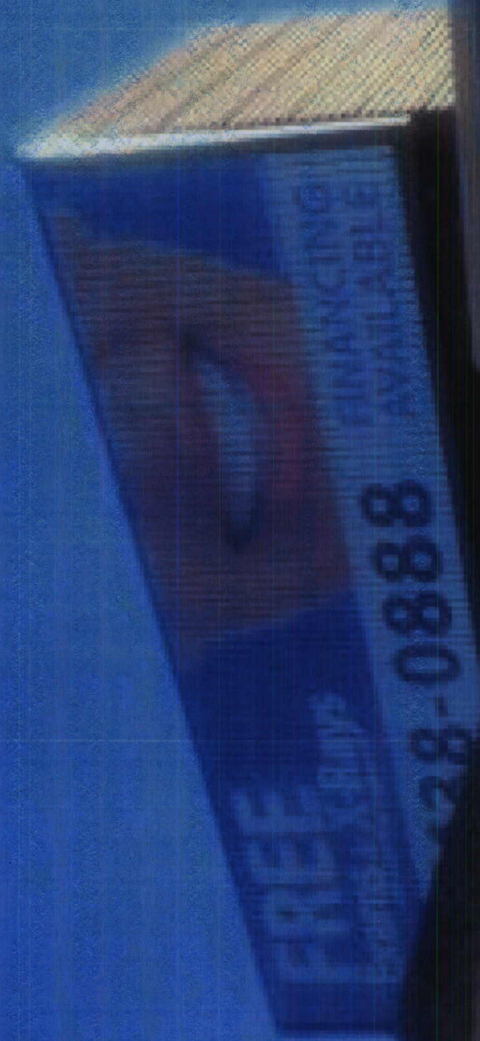
RQR-51552

SOUTH ELEVATION



RQR-51552

WEST
ELEVATION



RECEIVED

NOV 07 2013

STAR



DRY CLEANERS





LAS VEGAS
CITY COUNCIL

CAROLYN G. GOODMAN
MAYOR

STAVROS S. ANTHONY
MAYOR PRO TEM

LOIS TARKANIAN
STEVEN D. ROSS

RICKI Y. BARLOW

BOB COFFIN

BOB BEERS

ELIZABETH N. FRETWELL
CITY MANAGER

December 23, 2013

Mr. Bob Muse
Mercado 888 LLC
5014 NW 141st Street
Vancouver, WA 98685-1583

RE: RQR-51552 - REQUIRED REVIEW - SPECIAL USE PERMIT
CITY COUNCIL MEETING OF DECEMBER 18, 2013

Dear Mr. Muse:

The City Council at a regular meeting held December 18, 2013, APPROVED the Required Review of an approved Special Use Permit (SUP-2758) FOR A 40-FOOT TALL, 14-FOOT X 48-FOOT OFF-PREMISE SIGN at 6785 West Charleston Boulevard (APN 163-02-101-002), C-1 (Limited Commercial) Zone. The Notice of Final Action was filed with the Las Vegas City Clerk on December 19, 2013. This approval is subject to:

Planning

1. Conformance to the Conditions of Approval for Special Use Permit SUP-2758).
2. This Special Use Permit shall be reviewed in three (3) years, at which time the City Council may require the Off-Premise Sign be removed. The applicant shall be responsible for notification costs of the review. Failure to pay the City for these costs may result in a requirement that the Off-Premise Sign be removed.
3. The Off-Premise Sign and its supporting structure shall be properly maintained and kept free of graffiti at all times. Failure to perform the required maintenance may result in fines and/or removal of the Off-Premise Sign.
4. The property owner shall keep the property properly maintained and graffiti-free at all times. Failure to perform required maintenance may result in fines and/or removal of the Off-Premise Sign.
5. If the existing Off-Premise Sign is voluntarily demolished, this Special Use Permit shall be expunged and a new Off-Premise Sign shall not be permitted in the same location unless a Special Use Permit is approved for the new structure by the City Council.

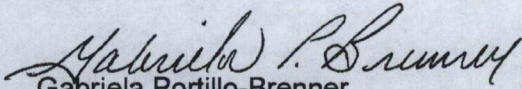
CITY OF LAS VEGAS
495 S. MAIN STREET
LAS VEGAS, NEVADA 89101

VOICE 702.229.6011
TTY 702.386.9108
www.lasvegasnevada.gov

Mr. Bob Muse
RQR-51552 - Page Two
December 23, 2013

6. All City Code requirements and design standards of all City departments must be satisfied, except as modified herein.

Sincerely,


Gabriela Portillo-Brenner
Deputy City Clerk II for
Beverly K. Bridges, MMC, City Clerk

cc: Mr. Dewey Reagan
Reagan National Advertising
1775 North Warm Springs Road
Salt Lake City, Utah 84116

Mr. Jay Brown
520 South 4th Street
Las Vegas, Nevada 89101



LAS VEGAS
CITY COUNCIL

CAROLYN G. GOODMAN
MAYOR

STAVROS S. ANTHONY
MAYOR PRO TEM

LOIS TARKANIAN
STEVEN D. ROSS
RICKI Y. BARLOW
BOB COFFIN
BOB BEERS

ELIZABETH N. FRETWELL
CITY MANAGER

December 5, 2013

Mr. Bob Muse
Mercado 888 LLC
5014 NW 141st Street
Vancouver, WA 98685-1583

**RE: RQR-51552 - REQUIRED REVIEW - SPECIAL USE PERMIT
CITY COUNCIL MEETING OF DECEMBER 18, 2013**

Dear Applicant:

Please be advised the City Council at its regular meeting on *December 18 2013* as referred to above, will consider your request. This meeting will be held at 1:00 P. M. at the Council Chambers of City Hall, 495 South Main Street, Las Vegas, Nevada.

A copy of staff's recommendations, any conditions related to your application and the *final agenda* will available on-line on *Thursday, December 12, 2013* at www.lasvegasnevada.gov. If you do not have access to the Internet and would prefer receiving hard copies of the documentation, please call the Case Planning Division at (702) 229-6301 or come into the Development Services Center at 333 North Rancho Drive, 3rd Floor, Las Vegas, Nevada 89106 to request your copies.

The City Council requires that you or your representative be present at this meeting.

Sincerely,

Flinn Fagg, AICP
Director
Department of Planning

FF:nl

cc:

Mr. Dewey Reagan
Reagan National Advertising
1775 North Warm Springs Road
Salt Lake City, Utah 84116

Mr. Jay Brown
520 South 4th Street
Las Vegas, Nevada 89101

CITY OF LAS VEGAS
DEPARTMENT OF PLANNING
DEVELOPMENT SERVICES CENTER
333 NORTH RANCHO DRIVE
3RD FLOOR
LAS VEGAS, NEVADA 89106

VOICE 702.229.6301

FAX 702.474.0352

TTY 7-1-1

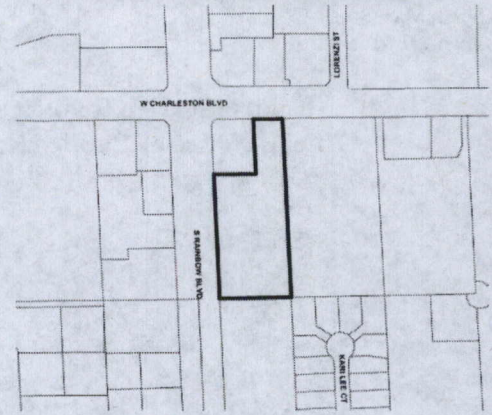
www.lasvegasnevada.gov



Application Information

RQR-51552 - REQUIRED REVIEW - PUBLIC HEARING -
APPLICANT: REAGAN NATIONAL ADVERTISING -
OWNER: MERCADO 888 LLC - For possible action on a Required Review of an approved Special Use Permit (SUP-2758) FOR A 40-FOOT TALL, 14-FOOT X 48-FOOT OFF-PREMISE SIGN at 6785 West Charleston Boulevard (APN 163-02-101-002), C-1 (Limited Commercial) Zone, Ward 1 (Tarkanian).

Application Location



The proposed project may not pertain to the entire highlighted project site.

Public Hearing Information

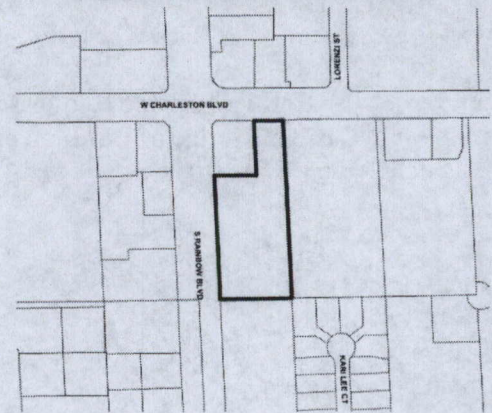
Meeting: City Council
Date: December 18, 2013
Time: 1:00 P.M.
Location: City Council Chambers
495 South Main Street
Las Vegas, Nevada

Any and all interested persons may appear and be heard at said meeting, or may, prior thereto, file written objections thereto or approvals thereof with the City Clerk, 2nd Floor, City Hall, 495 South Main Street, Las Vegas, Nevada, 89101. For further information, including the full staff report, please call (702) 229-6311 (TDD 386-9108) or go to <http://www.lasvegasnevada.gov>.

Application Information

RQR-51552 - REQUIRED REVIEW - PUBLIC HEARING -
APPLICANT: REAGAN NATIONAL ADVERTISING -
OWNER: MERCADO 888 LLC - For possible action on a Required Review of an approved Special Use Permit (SUP-2758) FOR A 40-FOOT TALL, 14-FOOT X 48-FOOT OFF-PREMISE SIGN at 6785 West Charleston Boulevard (APN 163-02-101-002), C-1 (Limited Commercial) Zone, Ward 1 (Tarkanian).

Application Location



The proposed project may not pertain to the entire highlighted project site.

Public Hearing Information

Meeting: City Council
Date: December 18, 2013
Time: 1:00 P.M.
Location: City Council Chambers
495 South Main Street
Las Vegas, Nevada

Any and all interested persons may appear and be heard at said meeting, or may, prior thereto, file written objections thereto or approvals thereof with the City Clerk, 2nd Floor, City Hall, 495 South Main Street, Las Vegas, Nevada, 89101. For further information, including the full staff report, please call (702) 229-6311 (TDD 386-9108) or go to <http://www.lasvegasnevada.gov>.

Memorandum

City of Las Vegas
Department of Public Works
Development Coordination

To: Department of Planning and Development
From: Bart Anderson, Manager, Development Coordination, Department of Public Works *BA*
CC: Nancy Almanzan, Right-of-Way; Dennis Moyer, Land Development; O. C. White, Traffic Engineering; Alan Riecki, Survey (FM, PM, & A's only)
Date: November 25, 2013
Re: **December 18, 2013 City Council No Comment Items** Various

CONDITIONS OF APPROVAL:

We have no comment on the following items for the December 18, 2013 City Council Meeting:

EOT-51918 (SUP-29206)
RQR-49214 (U-0315-94)
RQR-51546 (U-0069-98)
RQR-51547 (U-0034-01)
RQR-51552 (SUP-2758)
RQR-51555 (SUP-3061)

CITY OF LAS VEGAS

DEVELOPMENT REVIEW COMMENT FORM



Department of Planning
Case Planning Division
333 North Rancho Drive, 3rd Floor
Las Vegas, Nevada 89106
(702) 229-6301 phone (702) 385-7268 fax

RQR-51552 - REQUIRED REVIEW - PUBLIC HEARING - APPLICANT: REAGAN NATIONAL ADVERTISING - OWNER: MERCADO 888 LLC - For possible action on a Required Review of an approved Special Use Permit (SUP-2758) FOR A 40-FOOT TALL, 14-FOOT X 48-FOOT OFF-PREMISE SIGN at 1110 South Rainbow Boulevard (APN 163-02-101-002), C-1 (Limited Commercial) Zone, Ward 1 (Tarkanian).

CITY COUNCIL: DECEMBER 18, 2013

CASE PLANNER: JOHN GRIDER



PUBLIC HEARING

Comments Due: NOVEMBER 26, 2013

Comments not returned by the due date will not be incorporated into the staff report for this case. Comments may be submitted either on this sheet and routed via interoffice mail, U.S. mail, fax, or e-mailed to: **Nora Lares** (nlares@lasvegasnevada.gov) and **John Grider** (jgrider@lasvegasnevada.gov). If you desire to meet with the case planner you may schedule an appointment by calling (702) 229-6301.

LIST COMMENTS BELOW:

City of Las Vegas495 S Main St
Las Vegas, NV 89101**RQR Application****Report Date** 11/19/2013 12:23 PM**Submitted By**

Page 1

A/P # 51552 **REQUIRED REVIEW****Application Information****Stages**

	Date / Time	By		Date / Time	By
Processed	11/07/2013 13:28	984478	Temp COO		
Approved			COO Issued		
Final			Expires		

Associated Information

Type of Work	# Plans	0	Valuation	
Dept of Commerce	# Plans	0	Declared Valuation	0.00
Priority	☒ Auto Reviews	Bill Group	Calculated Valuation	0.00
			Actual Valuation	0.00

Description of Work

RQR-51552 - REQUIRED REVIEW - PUBLIC HEARING - APPLICANT: REAGAN NATIONAL ADVERTISING - OWNER: MERCADO 888 LLC - For possible action on a Required Review of an approved Special Use Permit (SUP-2758) FOR A 40-FOOT TALL, 14-FOOT X 48-FOOT OFF-PREMISE SIGN at 1110 South Rainbow Boulevard (APN 163-02-101-002), C-1 (Limited Commercial) Zone, Ward 1 (Tarkanian).

Parent A/P #	2758		
Project #	51552	Project/Phase Name	REAGAN NATIONAL ADVERTISING 11
Size/Area	3.03 ACRE	Size Description	
Proposed Start		Proposed Stop	
% Complete Formula		Phase #	
		Subdivision Code	
		% Completed	0.00

Property/Site Information

Parcel 16302101002

Location 1110 SOUTH RAINBOW BOULEVARD

Owner/Tenant

Contact ID AC1908040	Name MERCADO 888 L L C	Organization	
Mailing Address 5014 N W 141ST ST		State/Province WA	
City VANCOUVER		Country	☐ Foreign
ZIP/PC 98685-1583		Evening Phone	
Day Phone		Mobile #	
Fax			

A/P Linked Addresses

No Addresses are linked to this Application

Linked Addresses6789 W CHARLESTON BLVD B
LAS VEGAS, 89146-6785 W CHARLESTON BLVD
LAS VEGAS, 89146-6789 W CHARLESTON BLVD
LAS VEGAS, 89146-6789 W CHARLESTON BLVD A
LAS VEGAS, 89146-1126 S RAINBOW BLVD
LAS VEGAS, 89146-

City of Las Vegas495 S Main St
Las Vegas, NV 89101**RQR Application****Report Date** 11/19/2013 12:23 PM**Submitted By**

Page 2

Address**Parcel Link****A/P Link**1130 S RAINBOW BLVD
LAS VEGAS, 89146-1134 S RAINBOW BLVD
LAS VEGAS, 89146-1138 S RAINBOW BLVD
LAS VEGAS, 89146-1142 S RAINBOW BLVD
LAS VEGAS, 89146-1150 S RAINBOW BLVD
LAS VEGAS, 89146-1116 S RAINBOW BLVD
LAS VEGAS, 89146-1140 S RAINBOW BLVD
LAS VEGAS, 89146-1118 S RAINBOW BLVD
LAS VEGAS, 89146-1136 S RAINBOW BLVD
LAS VEGAS, 89146-1122 S RAINBOW BLVD
LAS VEGAS, 89146-1120 S RAINBOW BLVD
LAS VEGAS, 89146-1132 S RAINBOW BLVD
LAS VEGAS, 89146-1112 S RAINBOW BLVD
LAS VEGAS, 89146-1114 S RAINBOW BLVD
LAS VEGAS, 89146-

City of Las Vegas495 S Main St
Las Vegas, NV 89101**RQR Application****Report Date** 11/19/2013 12:23 PM**Submitted By**

Page 3

A/P Addresses

No Other Addresses are associated to this Application

Linked Parcels

No Parcels are linked to this Application

A/P Linked Parcels

16302101002

Applicants/Contacts

Primary	N	Capacity	OWNER	Contact ID	AC1908040 ☐ Foreign
Effective		Expire			
Name	MERCADO 888 L L C				
Day Phone		Eve Phone		Organization	
Pager		PIN #		Position	
Fax		Mobile		Profession	
E-Mail					
Address	5014 N W 141ST ST VANCOUVER, WA 98685-1583				
Seasonal Addr					
Valid From		To			
Comments	No Comments				
CONTACT	ADDITIONAL				

WORKCARD: Work Card # 0
Expiration Date**CONTACT REQUIREMENTS**

License #	Percent Owned	Waiver	Health Card	Director Letter	Original Transcripts
Orientation Attended					

There are no items in this list

Primary	Y	Capacity	APPL	Contact ID	AC1179840 ☐ Foreign
Effective		Expire			
Name	ATTENTION: MR DEWEY REAGAN REAGAN NATIONAL ADVERTISING				
Day Phone	(801)521-1775 x	Eve Phone		Organization	
Pager		PIN #		Position	
Fax	(801)521-9741	Mobile		Profession	
E-Mail					
Address	1775 N. WARM SPRINGS RD SALT LAKE CITY, UT 84116				
Seasonal Addr					
Valid From		To			
Comments	No Comments				

City of Las Vegas495 S Main St
Las Vegas, NV 89101**RQR Application****Report Date** 11/19/2013 12:23 PM**Submitted By**

Page 4

CONTACT ADDITIONAL**WORKCARD:** Work Card # 0
Expiration Date**CONTACT REQUIREMENTS**

License #	Percent Owned	Waiver	Health Card	Director Letter	Original Transcripts
-----------	---------------	--------	-------------	-----------------	----------------------

Orientation Attended

There are no items in this list

Contractors

No Contractors

Fees	Status	Paid Date	Amount
PROCESSING FEE	P	11/07/2013 13:37	300.00
NOTIFICATION & ADVERTISING FEE	P	11/07/2013 13:36	500.00
Total Unpaid		0.00	Total Paid 800.00

Inspections

There are no Inspections for this Report

Review Activities

Review #	Review Type	#	Status	Waived	Issued	Started	Completed	Comp By
----------	-------------	---	--------	--------	--------	---------	-----------	---------

592619	DEVCO	1	Incomplete	☐	11/07/2013 13:39			
--------	-------	---	------------	--------------------------	------------------	--	--	--

Activity Review Details**Detail** SUBMITTAL CHECKLIST (RQR)**Modified By** DSULLIVAN**Modified Date/Time** 11/07/2013 13:28**Comments**

No Comments

Report Date 11/19/2013 12:23 PM

Submitted By

Page 5

SUBMITTAL CHECKLIST

Indicate if item is being submitted

- Y Application/Petition Form
Y Site Plans (2 copies)
Y Laser Print Site Plan
Y Statement of Financial Interest

- Y Business Licensing Requirements Met
N Business License Exempt

Check Conditions

Condition	Approval Supervisor Required	Approved By Comments	Approved Date	Applied By	Applied Date	Assigned
-----------	------------------------------	----------------------	---------------	------------	--------------	----------

No Conditions

Project #	A/P Type	Status	Stage	Relation
-----------	----------	--------	-------	----------

No children exist for this project

Planning Condition	Description	Effective	Expire	Comments
--------------------	-------------	-----------	--------	----------

There is no planning condition for this project.

REQUIRED REVIEW

Will this go to City Council? Will this go DIRECTLY to City Council?

Hearing Type

Y Parent Project link required?

Public or Admin? PUBLIC

Required three year

Review

Parent Application Type SUP

Is there a condition of approval for a Required Review?

Parent Project # 2758

If yes, when does it need to be reviewed?

N Is this an Alcohol related Application?

Staff Recommendation

Meeting Information

Meeting Grid Meeting Date Comments Added By	Meeting Type Add Date	Meeting Status Modified By Modified Date	YES Votes	NO Votes	ABSTENTIONS
---	-----------------------	--	-----------	----------	-------------

12/18/2013

CC

SCHEDULED

0

0

0

JGRIDER

10/07/2013

City of Las Vegas495 S Main St
Las Vegas, NV 89101**RQR Application****Report Date** 11/19/2013 12:23 PM**Submitted By**

Page 6

Meeting Grid
Meeting Date
Comments
Added By**Meeting Type****Meeting Status****Add Date****Modified By****Modified Date****YES Votes****NO Votes****ABSTENTIONS****Template Type A/P #****A/P Type****Status****Stage**

No children exist for this project

Employee
Employee ID**Last****First****MI****Comments**

984548

GRIDER JR.

JOHN

P

Planning x6711

Log
Action
Comments**Description****Entered By****Start****Stop****Hours**PAYMNT CO NAME WHO PICKED UP CONTACT# 984723 11/07/2013 13:38 0.00
LORA DREJA; JAY BROWN, ESQ.; 702.598.1408 - REAGAN NATIONAL ADV - CK#006698 (\$300) & CK#006699 (\$500)

No Model Home Details



DEPARTMENT OF PLANNING

APPLICATION / PETITION FORM

Application/Petition For: Off Premise Sign

Project Address (Location) 1110 South Rainbow Blvd. 6785 WEST CHARLESTON

Project Name _____ Proposed Use Off Premise sign

Assessor's Parcel #(s) 163-02-101-002 Ward # _____

General Plan: existing _____ proposed _____ Zoning: existing C-1 proposed _____

Commercial Square Footage _____ Floor Area Ratio _____

Gross Acres _____ Lots/Units _____ Density _____

Additional Information REQUIRED REVIEW

Notar:
State of
TAYLOR
My Appointment E

PROPERTY OWNER Mercado 888 LLC Contact Bob Muse

Address 5014 NW 141st Street Phone: (503) 880-8650 Fax: _____

City Vancouver State WA Zip 98685-1583

E-mail Address xijing@comcas.net

APPLICANT Reagan National Advertising Contact Dewey Reagan

Address 1775 North Warm Springs Road Phone: (801) 521-1775 Fax: (801) 521-9741

City Salt Lake City State Jay Zip 84116

E-mail Address cheryl@reaganusa.com

REPRESENTATIVE Jay Brown Contact Jay Brown

Address 520 South 4th Street Phone: (702) 384-5563 Fax: (702) 385-1023

City Las Vegas State NV Zip 89101

E-mail Address _____

I certify that I am the applicant and that the information submitted with this application is true and accurate to the best of my knowledge and belief. I understand that the City is not responsible for inaccuracies in information presented, and that inaccuracies, false information or incomplete application may cause the application to be rejected. I further certify that I am the owner or purchaser (or option holder) of the property involved in this application, or the lessee or agent fully authorized by the owner to make this submission, as indicated by the owner's signature below.

Property Owner Signature* [Signature]

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

Print Name F. ROBERT MUSE, Manager

Subscribed and sworn before me Mercado 888 LLC

This 15th day of October, 20 13.

[Signature]

Notary Public in and for said County and State

Clark County, WA State

Revised 10/27/08

FOR DEPARTMENT USE ONLY

Case # RQR-51552

Meeting Date: 12/10/13

Total Fee: 800.

Date Received:* 11/7/13

Received By: [Signature]

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

f:\depot\Application Packet\Application Form.pdf

RECEIVED

NOV 27 2013

WASHINGTON SHORT-FORM INDIVIDUAL ACKNOWLEDGMENT (RCW 42.44.100)

State of Washington

County of Clark

} ss.

I certify that I know or have satisfactory evidence that James R. Muse
Name of Signer

is the person who appeared before me, and said
person acknowledged that he/she signed this
instrument and acknowledged it to be his/her
free and voluntary act for the uses and purposes
mentioned in the instrument.

Dated: 10/15/13
Month/Day/Year

[Signature]
Signature of Notarizing Officer

Notary Public
Title (Such as "Notary Public")

My appointment expires

9/26/15
Month/Day/Year of Appointment Expiration

Place Notary Seal and/or Stamp Above

OPTIONAL

Although the information in this section is not required by law, it may prove valuable to persons relying on the document and could prevent fraudulent removal and reattachment of this form to another document.

Description of Attached Document

Title or Type of Document: _____

Document Date: _____ Number of Pages: _____

Signer(s) Other Than Named Above: _____

**RIGHT THUMBPRINT
OF SIGNER**

Top of thumb here



DEPARTMENT OF PLANNING

STATEMENT OF FINANCIAL INTEREST

Case Number: **RQR-51552** APN: 163-02-101-002

Name of Property Owner: Mercado 888 LLC

Name of Applicant: Reagan National Advertising

Name of Representative: Daniel (Dewey) Reagan

To the best of your knowledge, does the Mayor or any member of the City Council or Planning Commission have any financial interest in this or any other property with the property owner, applicant, the property owner or applicant's general or limited partners, or an officer of their corporation or limited liability company?

☐ Yes

☒ No

If yes, please indicate the member of the City Council or Planning Commission who is involved and list the name(s) of the person or persons with whom the City Official holds an interest. Also list the Assessor's Parcel Number if the property in which the interest is held is different from the case parcel.

City Official: _____

Partner(s): _____

APN: _____

Signature of Property Owner: JRM

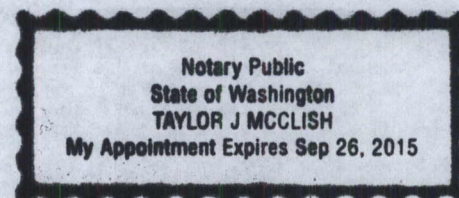
Print Name: J. ROBERT MUSE, Manager

Subscribed and sworn before me

This 15th day of October, 20 13

Taylor J McClish
Notary Public in and for said County and State

Clark, WA State



RECEIVED
NOV 07 2013

LAW OFFICE

Brown, Brown & Premsrirut

AN ASSOCIATION OF PROFESSIONAL CORPORATIONS

JAY H. BROWN
DAVID T. BROWN
PUOY K. PREMSRIRUT

520 SOUTH FOURTH STREET
LAS VEGAS, NEVADA 89101-6520

TELEPHONE (702) 384-5563
FACSIMILE (702) 385-1023
EMAIL: jbrown@brownlawlv.com

November 7, 2013

City of Las Vegas Planning and Zoning
333 North Rancho Drive
Las Vegas, Nevada 89106

RE: Required Review RQR-51552 for off-premise advertising at 6785 West Charleston
Boulevard; parcel: 163-02-101-002

Dear Sir/Madam;

Per previous conditions of approval a required review is scheduled to allow staff to revisit the suitability of this off-premise sign. Since the last extension was approved in 2010 the sign has complied with all maintenance related conditions.

The continued use of the Off-Premise Sign on the subject site is appropriate, in that the vicinity has not changed in land use or character since the last required review and the continuation of the use will be in compliance with the original conditions of approval.

Please phone me if you have considerations or suggestions.

Very truly yours,

Lora Dreja
Land Entitlements
Law Offices of Jay Brown
(702) 598-1408

RQR-51552

RECEIVED
NOV 07 2013



LAS VEGAS CITY COUNCIL

OSCAR B. GOODMAN
MAYOR

GARY REESE
MAYOR PRO TEM

STEVE WOLFSON

LOIS TARKANIAN

STEVEN D. ROSS

RICKI Y. BARLOW

STAVROS S. ANTHONY

ELIZABETH N. FRETWELL
CITY MANAGER

December 16, 2010

Mr. Dewey Reagan
Reagan National Advertising
1775 North Warm Springs Road
Salt Lake City, Utah 84116

MERCADO 888 LLC
5014 NW 141ST ST
VANCOUVER WA 98085-1583

RE: RQR-39371 – REQUIRED REVIEW
CITY COUNCIL MEETING OF DECEMBER 15, 2010

Dear Mr. Reagan:

The City Council at a regular meeting held December 15, 2010, APPROVED the Required Review of a previously approved Special Use Permit (SUP-2758) FOR A 40-FOOT TALL, 14-FOOT X 48-FOOT OFF-PREMISE SIGN at 1110 South Rainbow Boulevard (APN 163-02-101-002), C-1 (Limited Commercial). The Notice of Final Action was filed with the Las Vegas City Clerk on December 16, 2010. This approval is subject to:

Planning and Development

1. This Special Use Permit (SUP-2758) shall be reviewed in three (3) years, at which time the City Council may require the Off-Premise Sign be removed. The applicant shall be responsible for notification costs of the review. Failure to pay the City for these costs may result in a requirement that the Off-Premise Sign be removed.
2. The Off-Premise Sign and its supporting structure shall be properly maintained and kept free of graffiti at all times. Failure to perform the required maintenance may result in fines and/or removal of the Off-Premise Sign.
3. The property owner shall keep the property properly maintained and graffiti-free at all times. Failure to perform required maintenance may result in fines and/or removal of the Off-Premise Sign.
4. If the existing Off-Premise Sign is voluntarily demolished, this Special Use Permit (SUP-2857) shall be expunged and a new Off-Premise Sign shall not be permitted in the same location unless a Special Use Permit is approved for the new structure.

CITY OF LAS VEGAS
400 STEWART AVENUE
LAS VEGAS, NEVADA 89101

VOICE 702.229.6011
TTY 702.386.9108
www.lasvegasnevada.gov

FM-0044-08-09

RQR-51552

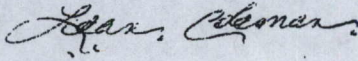
Printed with environmentally friendly soy ink



Mr. Dewey Reagan
RQR-39371 – Page Two
December 16, 2010

5. All City Code requirements and design standards of all City departments must be satisfied, except as modified herein.

Sincerely,



Lean Coleman
Deputy City Clerk II for
Beverly K. Bridges, MMC, City Clerk

cc: Mr. Jay Brown
520 South Fourth Street
Las Vegas, Nevada 89101

RQR-51552



MAYOR
OSCAR B. GOODMAN

CITY COUNCIL
GARY REESE
(MAYOR PRO-TEM)
LARRY BROWN
LYNETTE B. McDONALD
LAWRENCE WEEKLY
MICHAEL MACK
JANET MONCRIEF

CITY MANAGER
DOUGLAS A. SELBY

CITY OF LAS VEGAS
400 STEWART AVENUE
LAS VEGAS, NEVADA 89101

VOICE 702.229.6011
TTY 702.386.9108
www.ci.las-vegas.nv.us



October 2, 2003

Mr. Charles Grigbsy
COG III, Limited
2287 Green Mountain Court
Las Vegas, Nevada 89135

RE: SUP-2758 - SPECIAL USE PERMIT
CITY COUNCIL MEETING OF OCTOBER 1, 2003

Dear Mr. Grigbsy:

The City Council at a regular meeting held October 1, 2003 considered the Appeal filed by Singer & Brown from the Denial by the Planning Commission of a request for a Special Use Permit FOR A PROPOSED 40-FOOT TALL, 14-FOOT BY 48-FOOT OFF-PREMISE ADVERTISING (BILLBOARD) SIGN at 1110 South Rainbow Boulevard (APN: 163-02-101-002), C-1 (Limited Commercial) Zone.

The City Council granted the Appeal; thereby APPROVING the Special Use Permit. The Notice of Final Action was filed with the Las Vegas City Clerk on October 2, 2003. This approval is subject to:

Planning and Development

1. The Special Use Permit shall be reviewed in two (2) years at which time the City Council may require the off-premise sign to be removed. The applicant shall be responsible for notification costs of the review. Failure to pay the City for these costs may result in a requirement that the off-premise advertising (billboard) sign be removed.
2. Conformance to all Minimum Requirements under Title 19.14 for an Off-Premise Sign use and other applicable sign requirements.
3. The off-premise advertising (billboard) sign and its supporting structure shall be properly maintained and kept free of graffiti at all times. In addition, the property owner shall keep the property properly maintained at all times. Failure to perform the required maintenance may result in fines and/or removal of the off-premise advertising (billboard) sign.
4. The off-premise advertising (billboard) sign support pole shall be redesigned to include finish materials to complement the existing on-site building.

RQR-51552

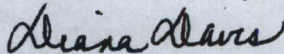
Mr. Charles Grigbsy
SUP-2758 - Page 2
October 2, 2003

5. Only one advertising sign is permitted per sign face.
6. The entire face-area of both sides of the off-premise advertising (billboard) sign shall be signage area or its border framework; none of the supporting structure shall be visible aside from the support pole.
7. If the off-premise advertising sign structure is removed, this Special Use Permit shall be expunged and a new off-premise advertising sign structure shall not be erected in the same location unless: (1) a new Special Use Permit is approved for the new structure by the City Council, or (2) the location is in compliance with all applicable standards of Title 19 of the Las Vegas Municipal Code including, but not limited to, distance separation requirements, or (3) a Variance to the applicable standards of Title 19 has been approved for the new structure by the City Council.
8. All City Code requirements and design standards of all City Departments shall be satisfied.

Public Works

9. Signs shall not be located within public right-of-way, existing or proposed public sewer or drainage easements, or interfere with Site Visibility Restriction Zones.

Sincerely,



Diana Davis
Deputy City Clerk I for
Barbara Jo Ronemus, City Clerk

cc: Planning and Development Dept.
Development Coordination-DPW
Dept. Of Fire Services

Mr. Andy Bilanzich
Reagan National Advertising
3851 Pennwood Avenue, Suite #B-1
Las Vegas, Nevada 89102

RQR-51552

A.P.N.: 163-02-101-002
File No: NCS-467269-HHLV (sgs)
R.P.T.T.: \$22,185.00 C

Inst #: 201104140001598
Fees: \$16.00 N/C Fee: \$25.00
RPTT: \$22185.00 Ex: #
04/14/2011 09:20:18 AM
Receipt #: 740237
Requestor:
FIRST AMERICAN TITLE HOWARD
Recorded By: KXC Pgs: 4
DEBBIE CONWAY
CLARK COUNTY RECORDER

When Recorded Mail To: Mail Tax Statements To:
Mercado 888 LLC
5014 NW 141st Street
Vancouver, WA 98685-1583

GRANT, BARGAIN and SALE DEED

FOR A VALUABLE CONSIDERATION, receipt of which is hereby acknowledged,

COG III, LTD, a Nevada limited liability company

do(es) hereby *GRANT, BARGAIN and SELL* to

Mercado 888 LLC, a Nevada limited liability company

the real property situate in the County of Clark, State of Nevada, described as follows:

PARCEL 1:

THAT PORTION OF THE NORTHWEST QUARTER (NW 1/4) OF THE NORTHWEST QUARTER (NW 1/4) OF SECTION 2, TOWNSHIP 21 SOUTH, RANGE 60 EAST, M.D.B. & M., ACCORDING TO THE OFFICIAL PLAT OF SAID LAND OF FILE IN THE OFFICE OF THE BUREAU OF LAND MANAGEMENT, CLARK COUNTY, NEVADA, AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

PARCEL 2 AS SHOWN BY MAP THEREOF ON FILE IN FILE 52, OF PARCEL MAPS, PAGE 10, IN THE OFFICE OF THE COUNTY RECORDER OF SAID CLARK COUNTY, NEVADA.

EXCEPTING THEREFROM, THAT PORTION CONVEYED TO THE CITY OF LAS VEGAS BY DEED RECORDED JULY 28, 1997 IN BOOK 970728 OF OFFICIAL RECORDS, CLARK COUNTY, NEVADA RECORDS, AS DOCUMENT NO. 01250.

PARCEL 2:

A NON-EXCLUSIVE RECIPROCAL EASEMENT FOR INGRESS AND EGRESS OVER, ACROSS AND UPON THAT PORTION OF PARCEL 1 AS SET FORTH IN THE EASEMENT AGREEMENT RECORDED JULY 23, 1987 IN BOOK 870723 AS DOCUMENT NO. 00344 OF OFFICIAL RECORDS.

Subject to

1. All general and special taxes for the current fiscal year.

RECEIVED
NOV 07 2013

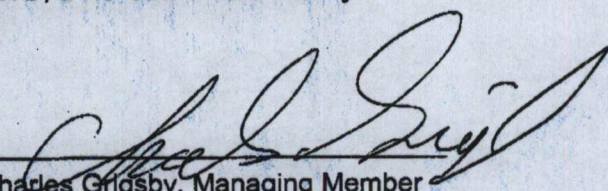
2. Covenants, Conditions, Restrictions, Reservations, Rights, Rights of Way and Easements now of record.

TOGETHER with all tenements, hereditaments and appurtenances, including easements and water rights, if any, thereto belonging or appertaining, and any reversions, remainders, rents, issues or profits thereof.

Date: 4/13/2011

ASSESSOR'S COPY

COG III, LTD, a Nevada limited liability
company

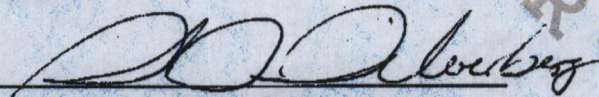

By: Charles Grigsby, Managing Member

Charles Grigsby

STATE OF **NEVADA**)
) : ss.
COUNTY OF **CLARK**)

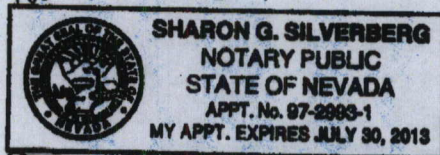
This instrument was acknowledged before me on 4/13/11 by
Charles Grigsby, Managing Member of COG III, LTD, a Nevada limited liability
company.

No. 97-2993-1



Notary Public

(My commission expires: July 30, 2013)



Sharon G. Silverberg

This Notary Acknowledgement is attached to that certain Grant, Bargain Sale Deed dated
February 04, 2011 under Escrow No. **NCS-467269-HHLV**.

RECEIVED
NOV 07 2013

**STATE OF NEVADA
DECLARATION OF VALUE**

1. Assessor Parcel Number(s)

- a) 163-02-101-002
b) _____
c) _____
d) _____

2. Type of Property

- a) ☐ Vacant Land b) ☐ Single Fam. Res.
c) ☐ Condo/Twnhse d) ☐ 2-4 Plex
e) ☐ Apt. Bldg. f) ☒ Comm'l/Ind'l
g) ☐ Agricultural h) ☐ Mobile Home
i) ☐ Other _____

FOR RECORDERS OPTIONAL USE

Book _____ Page: _____

Date of Recording: _____

Notes: _____

3. a) Total Value/Sales Price of Property: \$4,350,000.00
b) Deed in Lieu of Foreclosure Only (value of (\$))
c) Transfer Tax Value: \$4,350,000.00
d) Real Property Transfer Tax Due \$22,185.00

4. If Exemption Claimed:

- a. Transfer Tax Exemption, per 375.090, Section: _____
b. Explain reason for exemption: _____

5. Partial Interest: Percentage being transferred: 100 %

The undersigned declares and acknowledges, under penalty of perjury, pursuant to NRS 375.060 and NRS 375.110, that the information provided is correct to the best of their information and belief, and can be supported by documentation if called upon to substantiate the information provided herein. Furthermore, the parties agree that disallowance of any claimed exemption, or other determination of additional tax due, may result in a penalty of 10% of the tax due plus interest at 1% per month. Pursuant to NRS 375.030, the Buyer and Seller shall be jointly and severally liable for any additional amount owed.

Signature: Charles Grigsby Capacity: Manager
Signature: _____ Capacity: _____

**SELLER (GRANTOR) INFORMATION
(REQUIRED)**

Print Name: COG III, LTD
Address: 1142 S. Rainbow Blvd
City: Las Vegas
State: NV Zip: 89146

**BUYER (GRANTEE) INFORMATION
(REQUIRED)**

Print Name: Mercado 888 LLC
Address: 5014 NW 141st Street
City: Vancouver
State: WA Zip: 98685-1583

COMPANY/PERSON REQUESTING RECORDING (required if not seller or buyer)

First American Title Insurance
Company National Commercial
Print Name: Services File Number: NCS-467269-HHLV sgs/sgs
Address: 2490 Paseo Verde Parkway, #100
City: Henderson State: NV Zip: 89074

(AS A PUBLIC RECORD THIS FORM MAY BE RECORDED/MICROFILMED)

RECEIVED
NOV 07 2013

MERCADO 888 LLC**Business Entity Information**

Status:	Active	File Date:	1/24/2011
Type:	Domestic Limited-Liability Company	Entity Number:	E0047462011-6
Qualifying State:	NV	List of Officers Due:	1/31/2014
Managed By:	Managers	Expiration Date:	
NV Business ID:	NV20111063706	Business License Exp:	1/31/2014

Additional Information

Central Index Key:

Registered Agent Information

Name:	MR. INCORPORATION, INC.	Address 1:	364 TERRACE VIEW
Address 2:		City:	STATELINE
State:	NV	Zip Code:	89449
Phone:		Fax:	
Mailing Address 1:	PO BOX 12397	Mailing Address 2:	
Mailing City:	ZEPHYR COVE	Mailing State:	NV
Mailing Zip Code:	89448		
Agent Type:	Noncommercial Registered Agent		

Financial Information

No Par Share Count:	0	Capital Amount:	\$ 0
---------------------	---	-----------------	------

No stock records found for this company

Officers☒ Include Inactive Officers**Manager - DELLA QIU MUSE**

Address 1:	PO BOX 12397	Address 2:	
City:	ZEPHYR COVE	State:	NV
Zip Code:	89448	Country:	USA
Status:	Historical	Email:	

Manager - DELLA QIU MUSE

Address 1:	PO BOX 12397	Address 2:	
City:	ZEPHYR COVE	State:	NV
Zip Code:	89448	Country:	USA
Status:	Active	Email:	

Manager - J. ROBERT MUSE

Address 1:	PO BOX 12397	Address 2:	
City:	ZEPHYR COVE	State:	NV
Zip Code:	89448	Country:	USA
Status:	Historical	Email:	

Manager - J. ROBERT MUSE

Address 1:	PO BOX 12397	Address 2:	
City:	ZEPHYR COVE	State:	NV
Zip Code:	89448	Country:	USA

RECEIVED
NOV 07 2013



LAS VEGAS
CITY COUNCIL

CAROLYN G. GOODMAN
MAYOR

STAVROS S. ANTHONY
MAYOR PRO TEM

LOIS TARKANIAN
STEVEN D. ROSS
RICKI Y. BARLOW
BOB COFFIN
BOB BEERS

ELIZABETH N. FRETWELL
CITY MANAGER

October 8, 2013

Mercado 888 LLC
5014 NW 141st Street
Vancouver, WA 98685-1583

RE: RQR-51552 - REQUIRED REVIEW - SPECIAL USE PERMIT
PREVIOUS CASE: SUP-2758
1110 South Rainbow Boulevard (APN 163-02-101-002)

Dear Applicant:

Our records indicate the above referenced action will be scheduled for the **December 18, 2013** City Council meeting, at which time the Council may discontinue the use.

Provide two (2) 24" x 36" site plans, two (2) 8½" x 11" site plans, and two (2) 8½" x 11" elevations depicting the site. The submitted plans must show the off-premise sign as currently configured, including any embellishments, with full dimensional information. In addition to the plans required, we also need a justification letter, current deed, the enclosed Statement of Financial Interest form and Application completed and notarized. Please come to our offices at 333 North Rancho Drive no later than November 7, 2012 to pay the application fee of \$300.00, notification fee of \$500.00 and submit the required documents.

Failure to submit the above mentioned items will not prevent the item from being placed on the agenda for consideration by the City Council, and payment of fees will be required as a condition of approval, if the Required Review is approved. If the Required Review is denied, the Special Use Permit for this site shall be discontinued, and the use shall be required to cease.

If you have any questions, please feel free to contact me at (702) 229-6301.

Sincerely,

Nora Lares, Agenda Technician
Department of Planning
Long Range Planning Division

cc:

Mr. Jay Brown
520 South Fourth Street
Las Vegas, Nevada 89101

CITY OF LAS VEGAS
DEPARTMENT OF PLANNING
DEVELOPMENT SERVICES CENTER
333 NORTH RANCHO DRIVE
3RD FLOOR
LAS VEGAS, NEVADA 89106

VOICE 702.229.6301

FAX 702.474.0352

TTY 702.386.9108

www.lasvegasnevada.gov



GENERAL INFORMATION	
PARCEL NO.	163-02-101-002
OWNER AND MAILING ADDRESS	MERCADO 888 L L C 5014 N W 141ST ST VANCOUVER WA 98685-1583
LOCATION ADDRESS CITY/UNINCORPORATED TOWN	6789 W CHARLESTON BLVD LAS VEGAS
ASSESSOR DESCRIPTION	PARCEL MAP FILE 52 PAGE 10 LOT 2 SEC 02 TWP 21 RNG 60
RECORDED DOCUMENT NO.	* 20110414:01598
RECORDED DATE	04/14/2011
VESTING	NO STATUS

*Note: Only documents from September 15, 1999 through present are available for viewing.

ASSESSMENT INFORMATION AND SUPPLEMENTAL VALUE	
TAX DISTRICT	213
APPRAISAL YEAR	2013
FISCAL YEAR	13-14
SUPPLEMENTAL IMPROVEMENT VALUE	0
SUPPLEMENTAL IMPROVEMENT ACCOUNT NUMBER	N/A

REAL PROPERTY ASSESSED VALUE		
FISCAL YEAR	2012-13	2013-14
LAND	295651	240217
IMPROVEMENTS	655914	664948
PERSONAL PROPERTY	0	0
EXEMPT	0	0
GROSS ASSESSED (SUBTOTAL)	951565	905165
TAXABLE LAND+IMP (SUBTOTAL)	2718757	2586185
COMMON ELEMENT ALLOCATION ASSD	0	0
TOTAL ASSESSED VALUE	951565	905165
TOTAL TAXABLE VALUE	2718757	2586186

ESTIMATED LOT SIZE AND APPRAISAL INFORMATION	
ESTIMATED SIZE	3.03 Acres
ORIGINAL CONST. YEAR	1987
LAST SALE PRICE MONTH/YEAR	4350000 04/11
LAND USE	3-55 COMMERCIAL NEIGHBORHOOD SHOPPING
DWELLING UNITS	0