



**LAS VEGAS
CITY COUNCIL**

CAROLYN G. GOODMAN
MAYOR

STEVEN D. ROSS
MAYOR PRO TEM

LOIS TARKANIAN
RICKI Y. BARLOW
STAVROS S. ANTHONY
BOB COFFIN
BOB BEERS

ELIZABETH N. FRETWELL
CITY MANAGER

October 6, 2016

Mr. Larry Sanford
9196 Ferdinand Court
Las Vegas, Nevada 89130

**RE: RQR-65202 - REQUIRED REVIEW - PUBLIC HEARING
CITY COUNCIL MEETING OF OCTOBER 5, 2016**

Dear Mr. Sanford:

The City Council at a regular meeting held on October 5, 2016 **APPROVED** a Required Review of an approved Special Use Permit (U-0010-97) FOR A 40-FOOT TALL, 14-FOOT X 48-FOOT OFF-PREMISE SIGN at 3901 North Rancho Drive (APN 138-12-110-004), C-1 (Limited Commercial) Zone, Ward 5 (Barlow).

This approval is subject to the following conditions:

Planning

1. Conformance to the Conditions of Approval for Special Use Permit (U-0010-97).
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.

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



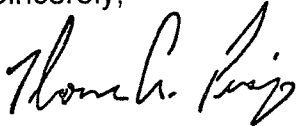
/city of las vegas

Mr. Larry Sanford
RQR-65202 - Page Two
October 6, 2016

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

The Notice of Final Action was filed with the Las Vegas City Clerk on October 6, 2016.

Sincerely,



Thomas A. Perrigo
Director
Department of Planning

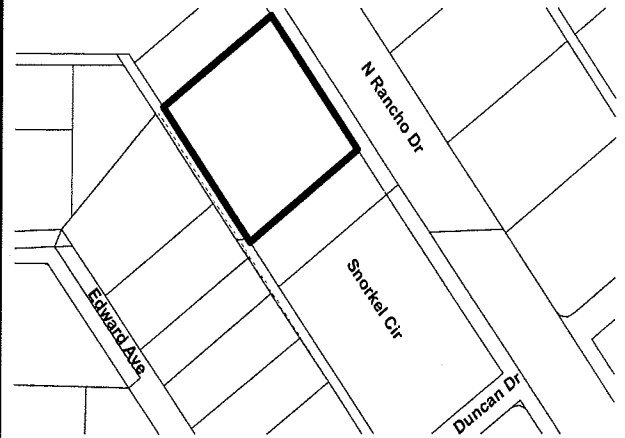
TAP:clb

cc: Mr. Lonnie Jones
Clear Channel Outdoor
7370 Dean Martin Drive, Suite #407
Las Vegas, Nevada 89139

Application Information

RQR-65202 - REQUIRED REVIEW - PUBLIC HEARING -
APPLICANT: CLEAR CHANNEL OUTDOOR, INC. -
OWNER: POOLE-SANFORD, LLC - For possible action on a Required Review of an approved Special Use Permit (U-0010-97) FOR A 40-FOOT TALL, 14-FOOT X 48-FOOT OFF-PREMISE SIGN at 3901 North Rancho Drive (APN 138-12-110-004), C-1 (Limited Commercial) Zone, Ward 5 (Barlow).

Application Location



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

Public Hearing Information

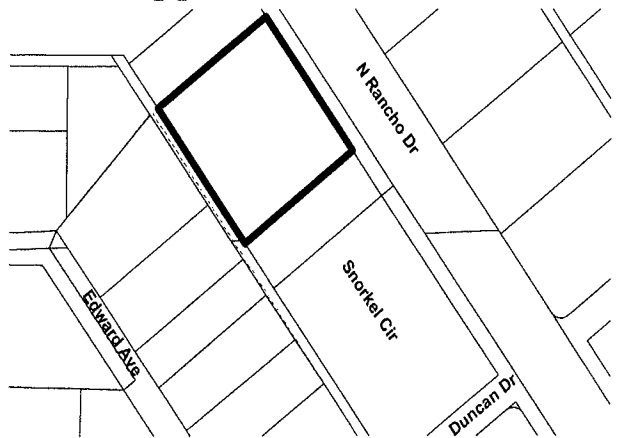
Meeting: City Council
Date: *October 5, 2016*
Time: 9:00 A.M.
Location: City Council Chambers
495 South Main Street, 2nd Floor
Las Vegas, Nevada

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, please call (702) 229-6311 (TTY 7-1-1). **Note that postcards and comments received after an agenda posts will not be reflected online until after the meeting; however, the comments are made available to the members of the governing body for their consideration prior to the meeting.**

Application Information

RQR-65202 - REQUIRED REVIEW - PUBLIC HEARING -
APPLICANT: CLEAR CHANNEL OUTDOOR, INC. -
OWNER: POOLE-SANFORD, LLC - For possible action on a Required Review of an approved Special Use Permit (U-0010-97) FOR A 40-FOOT TALL, 14-FOOT X 48-FOOT OFF-PREMISE SIGN at 3901 North Rancho Drive (APN 138-12-110-004), C-1 (Limited Commercial) Zone, Ward 5 (Barlow).

Application Location



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Public Hearing Information

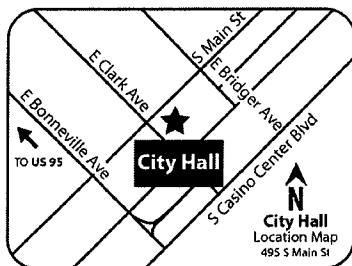
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City of Las Vegas
Office Of The City Clerk
495 South Main Street, 2nd Floor
Las Vegas, Nevada 89101

PRSRT
FIRST CLASS MAIL
U.S. Postage
PAID
Las Vegas, NV
Permit No. 1630

Return Service Requested
Official Notice of Public Hearing



If you wish to file your protest or support on this request, check the appropriate box below and return this card in an envelope with postage to the Office Of The City Clerk at the address listed above or fax this side of this card to (702) 382-4803. If you would like to contact your Council Representative, please call (702) 229-6405.

☐ I SUPPORT
this Request

☐ I OPPOSE
this Request

Please use available blank space on card for your comments.

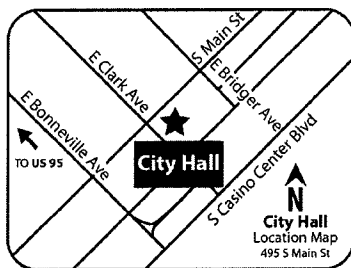
RQR-65202

City Council Meeting of **10/05/16**

City of Las Vegas
Office Of The City Clerk
495 South Main Street, 2nd Floor
Las Vegas, Nevada 89101

PRSRT
FIRST CLASS MAIL
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☐ I SUPPORT
this Request

☐ I OPPOSE
this Request

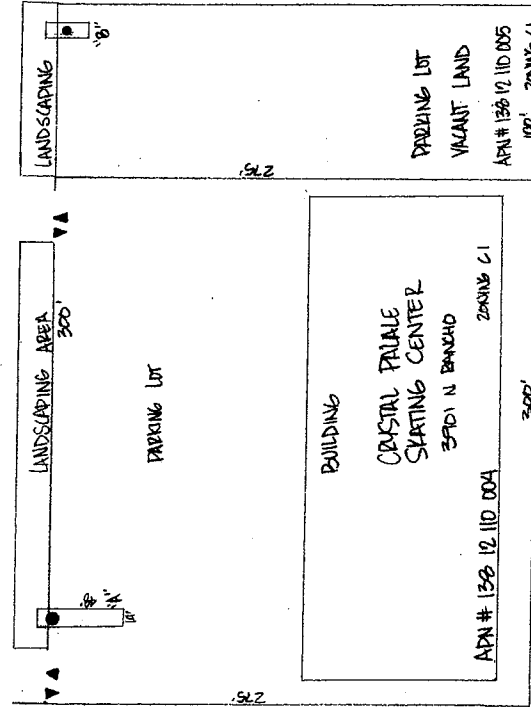
Please use available blank space on card for your comments.

RQR-65202

City Council Meeting of **10/05/16**

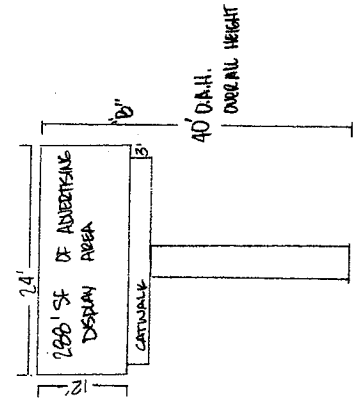
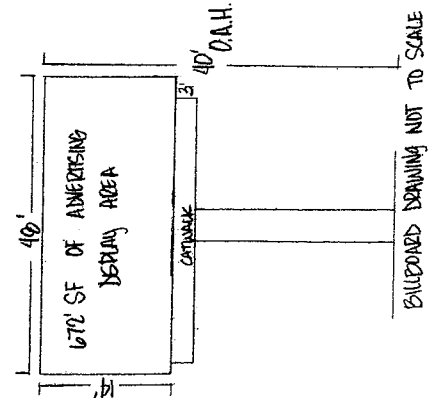


Q RANCHO RD



OWNER: POOLE-SANFORD LLC
3901 N. RANCHO RD
97100

RECEIVED
AUG 16 2016



RQR-65202

CRYSTAL PALACE SKATING CENTER		APPROVED BY: [Signature]	DATE: 8/16/2016
SCALE: 1" = 50'		DESIGNED BY: [Signature]	REVIEWED: [Signature]
POOLE-SANFORD LLC		DRAWING NUMBER	
3901 NORTH RANCHO		3901 NORTH RANCHO	

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*

ROR-65202 - REQUIRED REVIEW - PUBLIC HEARING - APPLICANT: CLEAR CHANNEL OUTDOOR, INC. - OWNER: POOLE-SANFORD, LLC - For possible action on a Required Review of an approved Special Use Permit (U-0010-97) FOR A 40-FOOT TALL, 14-FOOT X 48-FOOT OFF-PREMISE SIGN at 3901 North Rancho Drive (APN 138-12-110-004), C-1 (Limited Commercial) Zone, Ward 5 (Barlow).

CITY COUNCIL: **OCTOBER 5, 2016**

CASE PLANNER: **STEVE GEBEKE**



PUBLIC HEARING

Comments Due: **SEPTEMBER 1, 2016**

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: Carman Burney (cburney@lasvegasnevada.gov) and Steve Gebeke (sgebeke@lasvegasnevada.gov). If you desire to meet with the case planner you may schedule an appointment by calling (702) 229-6301.

LIST COMMENTS BELOW:



DEPARTMENT OF PLANNING

APPLICATION / PETITION FORM

Application/Petition For: RQR-65202
 Project Address (Location) 3901 North Rancho Drive
 Project Name Clear Channel Billboard Proposed Use Existing
 Assessor's Parcel #(s) 138-12-110-004 Ward # 5
 General Plan: existing X proposed _____ Zoning: existing C-1 proposed _____
 Commercial Square Footage _____ Floor Area Ratio _____
 Gross Acres _____ Lots/Units _____ Density _____
 Additional Information Required Review of an existing off-premise sign located at
3901 North Rancho Drive.

PROPERTY OWNER Larry Sanford Contact _____
 Address 9196 Ferdinand Ct Phone: 702 325 2500 Fax: _____
 City Las Vegas State NV Zip 89130
 E-mail Address Crystal.palace.lv@qphw.com

APPLICANT Clear Channel Outdoor Contact Lonnie Jones
 Address 7370 Dean Martin Dr. Suite 407 Phone: (702) 238-7209 Fax: (702) 238-7266
 City Las Vegas State NV Zip 89139
 E-mail Address lonniejones@clearchannel.com

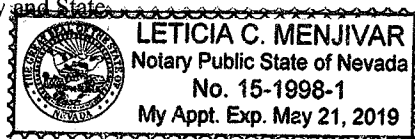
REPRESENTATIVE Same as applicant Contact _____
 Address _____ Phone: _____ Fax: _____
 City _____ State _____ Zip _____
 E-mail Address _____

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 Larry Sanford

Subscribed and sworn before me
 This 8 day of August, 2014

Notary Public in and for said County and State



Revised 10/27/08

FOR DEPARTMENT USE ONLY

Case # RQR-65202
 Meeting Date: 10-5-16
 Total Fee: \$ 900.00
 Date Received:* 8-16-16
 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



DEPARTMENT OF PLANNING

STATEMENT OF FINANCIAL INTEREST

Case Number. **RQR-65202** APN: 138-12-110-004

Name of Property Owner: Larry ~~SAWFOR~~ ~~JUDY SAWFORD~~

Name of Applicant: same

Name of Representative: same

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: [Signature]

Print Name: Larry Sanford
State of Nevada
County of Clark

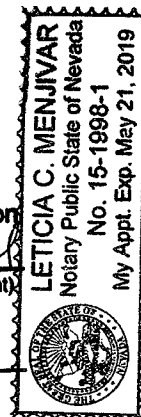
Subscribed and sworn before me

This 8 day of Aug, 2016

[Signature]
Notary Public in and for said County and State

This instrument was acknowledged before me on
8-8-2016 by Larry D. Sanford
(date) (name(s) of person(s) making statement)

[Signature]
(signature of notarial officer)





August 16, 2016

City of Las Vegas
Planning and Development Services
333 North Rancho Drive
Las Vegas, NV 89106

RE: JUSTIFICATION LETTER FOR RQR-65202- Existing Off-Premise Advertising Billboard Sign
(APN No. 138-12-110-004)

Physical Address: 3901 N. Rancho Dr.
Zoning C-1

To Whom It May Concern:

Channel Outdoor is submitting to the City of Las Vegas Current Planning Department the required documentation for our permit renewal of an existing Off-Premise Advertising Billboard Sign (RQR 65202) located at 3901 North Rancho Drive. Our Off-Premise Advertising Billboard Sign has been properly maintained, no significant changes have occurred within the area, therefore we respectfully request our Required Review of our existing Off-Premise Advertising Billboard Sign / renewal permit to be approved.

Should you have any questions or concerns please contact me directly at 702.238.7215

Thank you kindly,

A handwritten signature in black ink, appearing to read 'Lonnie Jones', with a long horizontal flourish extending to the right.

Lonnie Jones
Real Estate Representative
Clear Channel Outdoor
7370 Dean Martin Drive, Suite 407
Las Vegas, NV 89139
702.238.7209 fax 702.238.7266
email: Lonniejones@clearchannel.com

RECEIVED
AUG 16 2016



October 24, 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

Mr. Lary Sanford
Poole-Sanford LLC
3901 North Rancho Drive
Las Vegas, Nevada 89108

RE: RQR-50155 - REQUIRED REVIEW
CITY COUNCIL MEETING OF OCTOBER 16, 2013

Dear Applicant:

The City Council at a regular meeting held October 16, 2013, APPROVED the Required Review of an approved Special Use Permit (U-0010-97) FOR A 40-FOOT TALL, 14-FOOT X 48-FOOT OFF-PREMISE SIGN at 3901 North Rancho Drive (APN 138-12-110-004), C-1 (Limited Commercial) Zone. The Notice of Final Action was filed with the Las Vegas City Clerk on October 17, 2013. This approval is subject to:

Planning

1. Conformance to the Conditions of Approval for Special Use Permit (U-0010-97).
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

RQR-65202

Mr. Lary Sanford
RQR-50155 – Page Two
October 24, 2013

6. 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. Rod Carter
Clear Channel Outdoor
2880-B Meade Avenue, Suite 350
Las Vegas, Nevada 89102

RQR-65202

DONREY OUTDOOR ADVERTISING COMPANY

Address 1211 W. Bonanza Rd Lease number L 47133
City Las Vegas State NV Zip 89106

APPROXIMATE TOTAL OF PAYMENTS
DURING INITIAL TERM \$ 72,000.00 *max*

The undersigned property owner or duly authorized representative of the property owner (hereinafter called Owner), hereby leases to Donrey Outdoor Advertising Company (hereinafter called Donrey) a tract of land, approximately _____ feet by _____ feet (hereinafter called Lease Site) which is located on Owner's real property (hereinafter called Premises) located at: **APN: 138-12-110-004**

RANCHO WL. 750' S/O Jones Las Vegas

in Clark County, State of Nevada, and shown on the area sketch below, for the purpose of erecting and maintaining outdoor advertising structure(s) together with necessary easements, rights-of-way and access over and across Owner's Premises for the construction, maintenance, servicing and removal of such advertising structure(s) and to provide electrical service to such structure(s), subject to the Terms and Conditions set forth on the reverse side.

1. TERM. The term of this Lease shall commence on _____ (Commencement Date) and unless terminated as hereinafter provided, shall continue for an Initial Term of ten years from the first day of the first month following erection of the advertising structure (Sign Completion Date). Donrey shall notify Owner, in writing, of the Sign Completion Date. Donrey will initiate erection of the advertising structure as soon as practicable, in its business judgement. In the event Donrey has not initiated erection of the advertising structure within two years from the Commencement Date, the Initial Term of this Agreement shall be ten years from the Commencement Date.

Additionally, Donrey shall have the right to extend the term of this Lease for an additional period of 5 years (Extended Term) under the same terms and conditions by tendering to Owner the lease payment which shall have been increased by ten per cent over the Initial Term lease amount as consideration for the extension of this Lease and by mailing written notice of the term extension at least sixty days before the expiration of the Initial Term.

Term.

Thereafter, this Lease shall be automatically extended for successive terms of one year (Successive Term) each from the expiration of the Extended Term until terminated by either Donrey or Owner as of the end of any Successive Term by giving the other written notice no less than sixty days prior to the end of such Successive Term.

9,600.00 MC mop

2. **CONSIDERATION.** As consideration for the rental of the Lease Site, easements and rights herein provided, including the right to extend the term of this Lease, Donrey shall pay to Owner (or its authorized agent, upon receipt by Donrey of written proof of Owner's consent) the sum of \$10.00 per year from the Commencement Date to the Sign Completion Date and the sum of \$ 7.200 per year thereafter for the full term of this Lease and such sum plus ten per cent during any Extended or Successive Terms, less any monies due and owing to Donrey by Owner, if any. Rental payments shall be paid to Owner, unless otherwise directed by Owner, in ~~(annual)~~ (semi-annual) (quarterly) (monthly) payments of \$ 600.- each (during the Initial Term), in advance, payable at the address below. 200.00 MLP TRAP

3. SPECIAL PROVISIONS.

4. ADDITIONAL TERMS INCORPORATED. This Lease Agreement consists of this page and the additional provisions appearing on the back hereof, which are specifically made a part of this Lease Agreement.

5. APPROVAL. This Lease Agreement shall be binding upon the parties hereto, their respective heirs, personal representatives, successors, trustees and assigns upon approval by the General Manager of Donrey Outdoor Advertising Company signified by execution of his or her name below.

OWNER'S NAME: Morris A. Poole

BY: Morris A. Poole
SIGNATURE AND TITLE

SIGNATURE AND TITLE
14-4978
SOCIAL SECURITY OR FED. ID

MAIL LEASE CHECK TO: 2985 Mondakli Ct
STREET ADDRESS

Las Vegas, NV 89117
CITY, STATE AND ZIP

Area sketch of premises

One (1) 14'x 48' Off-premise sign

Phone: 683-8080

STATE OF _____ COUNTY OF _____

THIS INSTRUMENT WAS ACKNOWLEDGED BEFORE ME THIS
DAY OF _____, 19____ BY THE OWNER NAMED ABOVE.

NOTARY PUBLIC

MY COMMISSION EXPIRES

NOTE: If Lessor is the agent of the Owner, the name and address of the Owner are: _____

And Agent warrants that Agent has full power and authority to execute this Lease, that the execution thereof does not violate any authority of Owner, and, as proof thereof Agent has provided to Donrey written authorization from Owner for Agent to act in such capacity.

APPROVED FOR DONREY

BY: [Signature]
GENERAL MANAGER

RECEIVED

AUG 16 2016

A. Throughout the term of this Lease or any extension thereof, Donrey shall keep in full force and effect public liability insurance covering bodily injury and physical property damage resulting from the negligence or willful act of Donrey's agents, servants and employees in the construction, maintenance, repair, servicing or removal of Lessee's advertising structure(s) and Donrey agrees to hold Owner harmless from any and all claims or demands resulting therefrom. Owner agrees to hold Donrey harmless from any and all claims or demands on account of bodily injury or property damage caused by or resulting from any negligent or willful act of the Owner or Owner's Agents, servants and employees.

B. Owner (or Agent) covenants and warrants that he or she is the sole Owner (or duly authorized Agent of the Owner) of the Premises and that legal title to the Leased Premises is vested in the Owner. Owner and Agent agree to indemnify and hold Donrey harmless from the claim of any third party(ies) to title, whether legal or equitable, or claim to the Lease Site, and shall at its expense defend Donrey's interests and pay any judgment rendered against Donrey resulting from any such claim.

C. Unless this Lease is terminated as herein provided, this Lease Agreement shall survive any sale of the property by Owner; however, Owner covenants that in the event of the sale of the Premises (or such portion as contains the Lease Site), Owner shall promptly give written notice to Donrey of the name and address of the new Owner.

D. Owner further covenants and warrants that so long as Donrey shall pay the rental as herein provided and perform the other covenants of this Lease, Donrey shall have, hold and enjoy the use of the Lease Site for the term of this Lease and any extensions thereof.

E. In the event Owner proposes the construction of a permanent building upon the Lease Site, or upon the Premises where the location of the sign would violate any applicable zoning or building set-back requirements, from the proposed building, the Owner may terminate this Lease upon ninety days prior written notice which must be accompanied by a copy of Owner's building permit, a copy of the Owner's building plans showing the encroachment of the building upon the Lease Site, notice of the date construction will commence, and the refund to Donrey of all prepaid rental as of the construction commencement date. Donrey agrees to remove its outdoor advertising structure on or before commencement of actual construction of Owner's building.

In the event Owner does not pursue construction of the permanent building for a period of sixty consecutive days, then the Notice of Termination shall be ineffective and upon tendering to Owner the previously refunded prepaid rental Donrey shall have the right, at its option and upon notice to Owner, to re-enter the Premises to re-erect the outdoor advertising structure. Additionally, at the option of Donrey, Donrey shall have the right to charge Owner for either the cost of re-erection of the outdoor advertising structure(s) or the amount of monthly advertising revenue generated by such structure(s) (computed by determining the average monthly revenues generated by advertising placed on said structure(s) during the preceding twelve month period) for each month remaining on the lease term.

F. In the event that the Lease Site is condemned by any condemning authority, or sold under threat of condemnation by any condemning authority, this Lease shall terminate as of the date that such condemning authority takes actual possession of the Lease Site and Owner shall refund to Donrey all prepaid rental as of such date. Donrey shall be entitled to recover from such condemning authority payment for the loss of its leasehold interest, loss of its outdoor structure(s) and for all other losses to which Donrey shall be entitled under applicable law.

Donrey and Owner acknowledge and agree that all outdoor advertising structures, materials and equipment placed upon the Lease Site by Donrey are and shall remain the property of Donrey, shall not be considered "fixtures" of the property, and may be removed by Donrey upon the termination of this Lease or any extension thereof or within a reasonable time thereafter. In connection with such removal, removal shall be accomplished by Donrey's cutting the supports for the outdoor advertising structure(s) at any point six inches below the then existing grade level and returning the Lease Site to such condition as it was in on the Commencement Date.

G. Owner covenants and agrees not to erect nor permit any other party to erect any outdoor advertising structures or displays on any property owned or controlled by Owner within a radius of six hundred feet or such distance as may be specified, in any applicable rule, regulation, ordinance or statute, whichever is greater, of Donrey's outdoor advertising structure(s), nor to obstruct the view of Donrey's outdoor advertising structure(s), nor to do or permit any act upon Owner's property which would adversely affect Donrey's access to or the use and enjoyment of the Lease Site.

H. In the event that the value of the Lease Site to Donrey is destroyed or diminished by (a) the enactment or enforcement of any law, statute, ordinance, rule, regulation or building restriction which prevents, interferes with, or prohibits the erection, maintenance or continued sales or operational use of Donrey's outdoor advertising structure(s), or (b) the total or partial obstruction of the outdoor advertising structure(s) for any reason not caused by Owner, or (c) changes in streets, highways or traffic patterns, or (d) any other event or occurrence which adversely affects the advertising and commercial value of the Lease Site to Donrey, Donrey may terminate this lease upon thirty days prior written notice to Owner, and Owner agrees to refund to Donrey all unearned prepaid rental as of the date of such termination.

**Recorded at the request of
and when recorded return to:**

W. Leslie Sully, Jr.
Leavitt, Sully & Rivers
601 E. Bridger
Las Vegas, NV 89101

(2)

RPTT 5 _____

QUITCLAIM DEED

As a contribution to capital in exchange for a limited-liability company membership interest and for other good and valuable consideration, the receipt and sufficiency of which are acknowledged, A POOLE ENTERPRISES, INC., an Arkansas corporation, hereby **REMISES, RELEASES AND QUITCLAIMS** to POOLE-SANFORD LLC, a Nevada limited-liability company, all of its right, title, and interest in and to all that real property situate in the County of Clark, State of Nevada, more particularly described as follows:

Those portions of Lots Five (5) and Six (6) in Block One (1) of TONOPAH TERRACE, as shown by map thereof on file in Book 4 of Plats, page 19, in the Office of the County Recorder of Clark County, Nevada, being more particularly described as Parcel One (1) and Parcel Two (2) as shown by Parcel Map in File 34, page 89, recorded June 26, 1981 as Document No. 1384194 in Book 1425 of Official Records, Clark County, Nevada.

ASSESSOR PARCEL NO. 138-12-110-004

TOGETHER WITH all and singular the tenements, hereditaments, and appurtenances thereunto belonging or in anywise appertaining;

SUBJECT TO all liens, encumbrances, easements, rights-of-way, reservations and restrictions of record.

DATED this 17th day of September, 1997 to take effect as of July 1, 1997.

A POOLE ENTERPRISES, INC.

By Morris A. Poole
Morris A. Poole, President

RECEIVED

AUG 16 2016

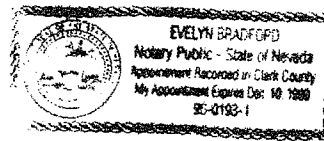
STATE OF NEVADA)
)ss.
COUNTY OF CLARK)

This instrument was acknowledged before me on September 17, 1997, by Morris A. Poole
in his capacity as President of A Poole Enterprises, Inc.

Evelyn Bradford
Notary Public

Grantees Address:

Poole-Sanford LLC
3901 N. Rancho Drive
Las Vegas, NV 89130



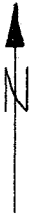
CLARK COUNTY, NEVADA
JUDITH A. VANDEVER, RECORDER
RECORDED AT REQUEST OF:

LEAVITT SULLY ET AL

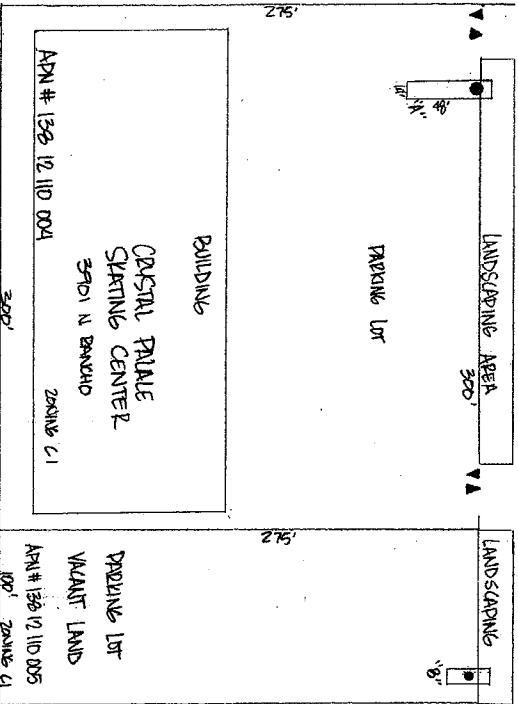
09-18-97 16:11 CPD 2
OFFICIAL RECORDS

BOOK: 970918 INST: 01543

FEE: 8.00 RPTT: 923.75

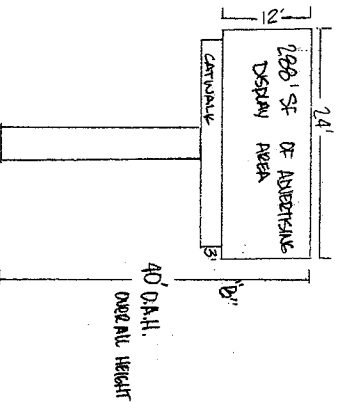
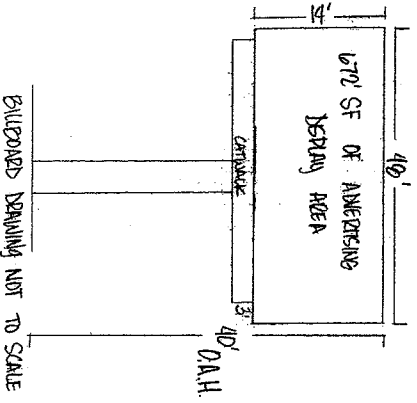


CRANFORD RD



DRAWN BY: ROSE SANDRO, LLC
3701 N. DAVENPORT
07100

RECEIVED
AUG 16 2016



RQR-65202

CRYSTAL PALACE SKATING CENTER	
SCALE: 1" = 50'	DESIGNED BY: ROSE SANDRO, LLC
DATE: 08/11/2011	REVISIONS
PROJECT: SKATING CENTER	DRAWING NUMBER
3701 NORTH DAVENPORT	



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

June 15, 2016

Mr. Larry Sanford
Poole-Sanford, LLC
3901 North Rancho Drive
Las Vegas, Nevada 89108

RE: RQR-65202 - REQUIRED REVIEW - SPECIAL USE PERMIT
PREVIOUS CASE(S): U-0010-97, RQR-50155
3901 North Rancho Drive (APN 138-12-110-004)

Dear Mr. Sanford:

Our records indicate the above referenced action will be scheduled for the **October 5, 2016** City Council meeting, at which time the Council may discontinue the use.

Provide two 24" x 36" and two 8½" x 11" site plans, two 24" x 36" and two 8½" x 11" floor plans, and two 24" x 36" and two 8½" x 11" elevation plans depicting the site. The submitted plans must show the off-premise billboard sign as currently configured 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 **August 20, 2016** 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,

A handwritten signature in cursive script that reads "Carman Burney".

Carman Burney, Agenda Technician
Department of Planning
Long Range Planning Division

cc: Mr. Mike Overbo
Mr. Lonnie Jones
Clear Channel Outdoor
2880-B Meade Avenue, Suite #350
Las Vegas, Nevada 89102

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

VOICE 702.229.6011
TTY 702.386.9108
www.lasvegasnevada.gov



DEPARTMENT OF PLANNING

STATEMENT OF FINANCIAL INTEREST

Case Number: _____ APN: _____

Name of Property Owner: _____

Name of Applicant: _____

Name of Representative: _____

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: _____

Print Name: _____

Subscribed and sworn before me

This _____ day of _____, 20____

Notary Public in and for said County and State



DEPARTMENT OF PLANNING

APPLICATION / PETITION FORM

Application/Petition For: _____

Project Address (Location) _____

Project Name _____ Proposed Use _____

Assessor's Parcel #(s) _____ Ward # _____

General Plan: existing _____ proposed _____ Zoning: existing _____ proposed _____

Commercial Square Footage _____ Floor Area Ratio _____

Gross Acres _____ Lots/Units _____ Density _____

Additional Information _____

PROPERTY OWNER _____ Contact _____

Address _____ Phone: _____ Fax: _____

City _____ State _____ Zip _____

E-mail Address _____

APPLICANT _____ Contact _____

Address _____ Phone: _____ Fax: _____

City _____ State _____ Zip _____

E-mail Address _____

REPRESENTATIVE _____ Contact _____

Address _____ Phone: _____ Fax: _____

City _____ State _____ Zip _____

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* _____

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

Print Name _____

Subscribed and sworn before me

This _____ day of _____, 20 _____

Notary Public in and for said County and State

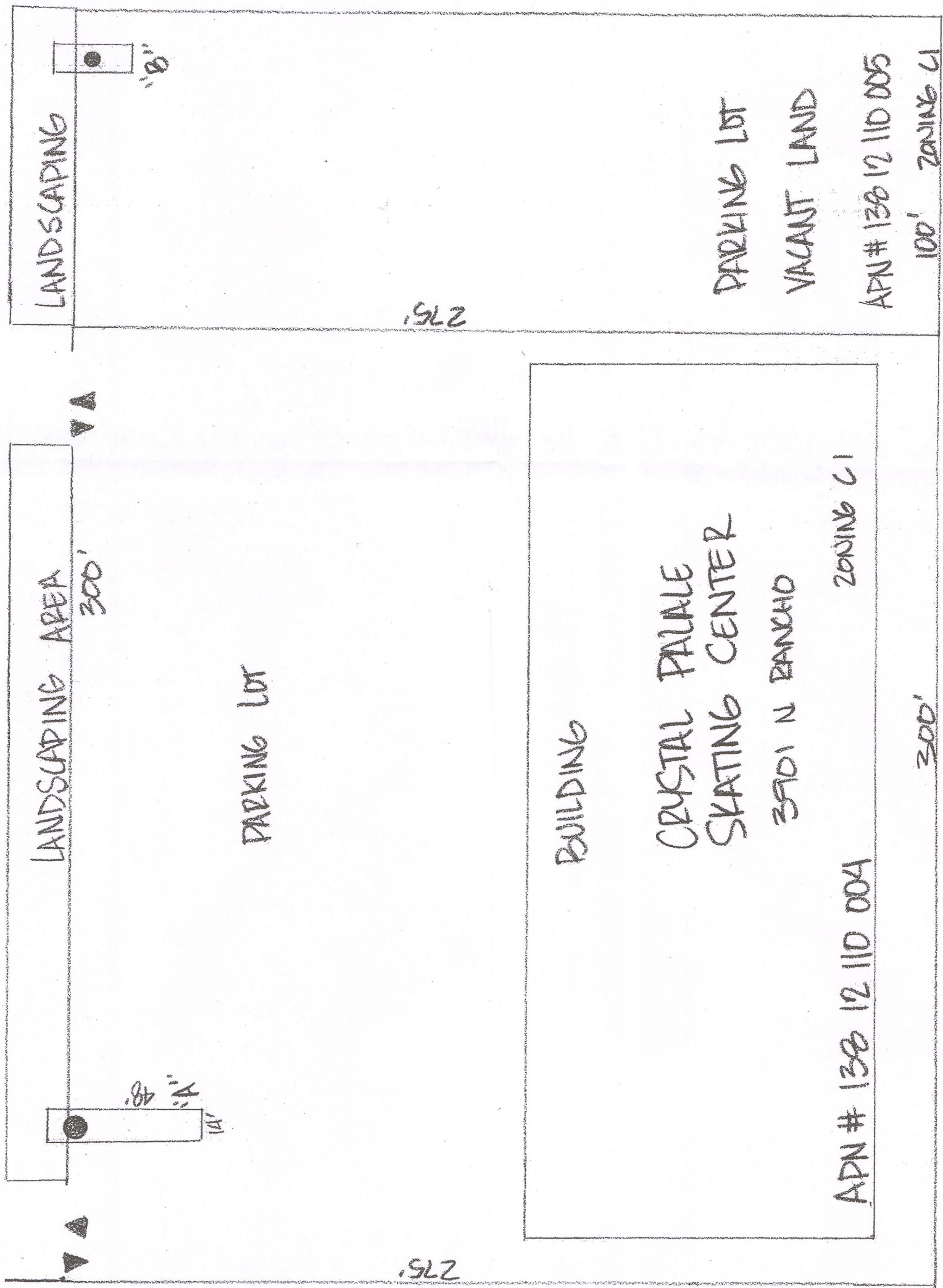
FOR DEPARTMENT USE ONLY

Case #
Meeting Date:
Total Fee:
Date Received:*
Received By:

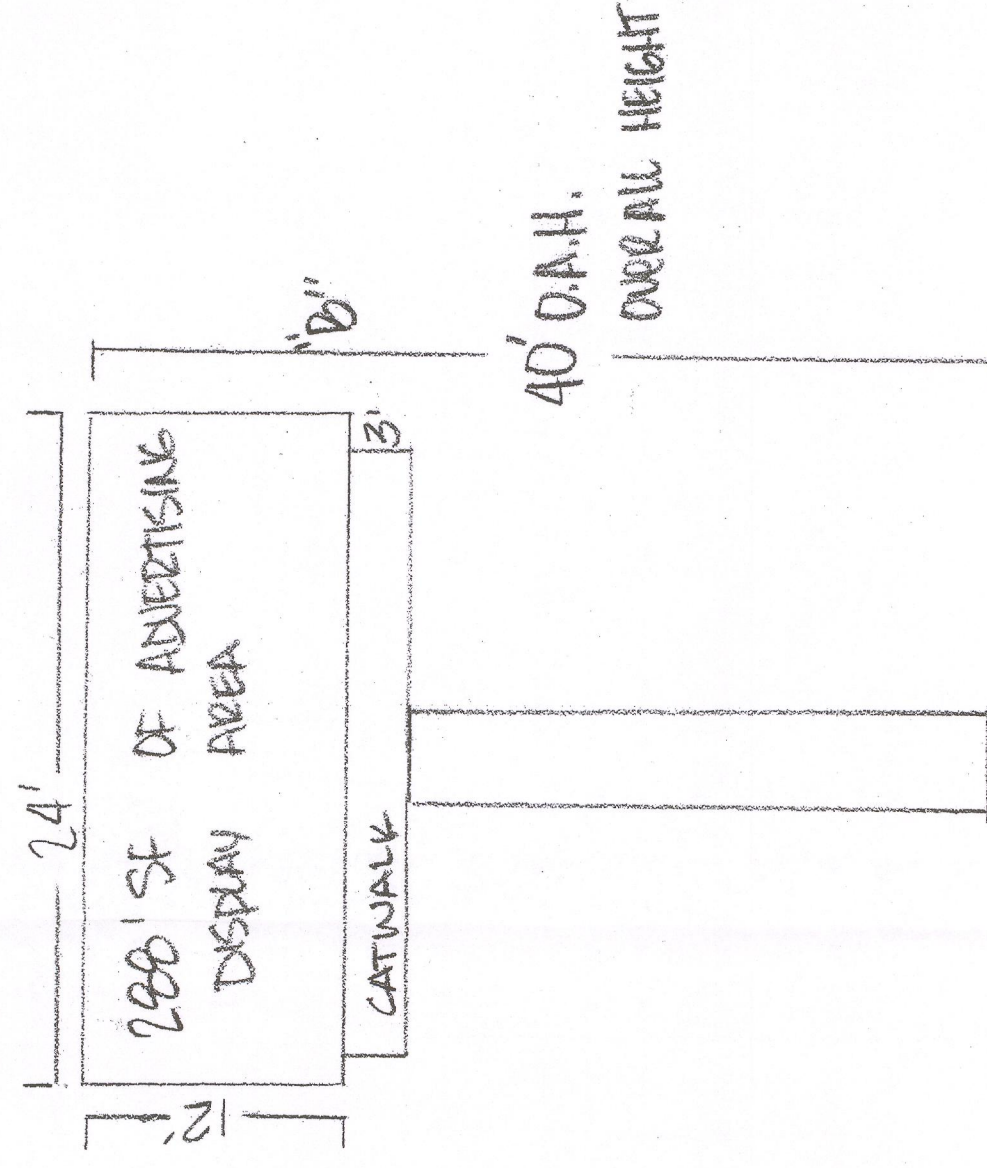
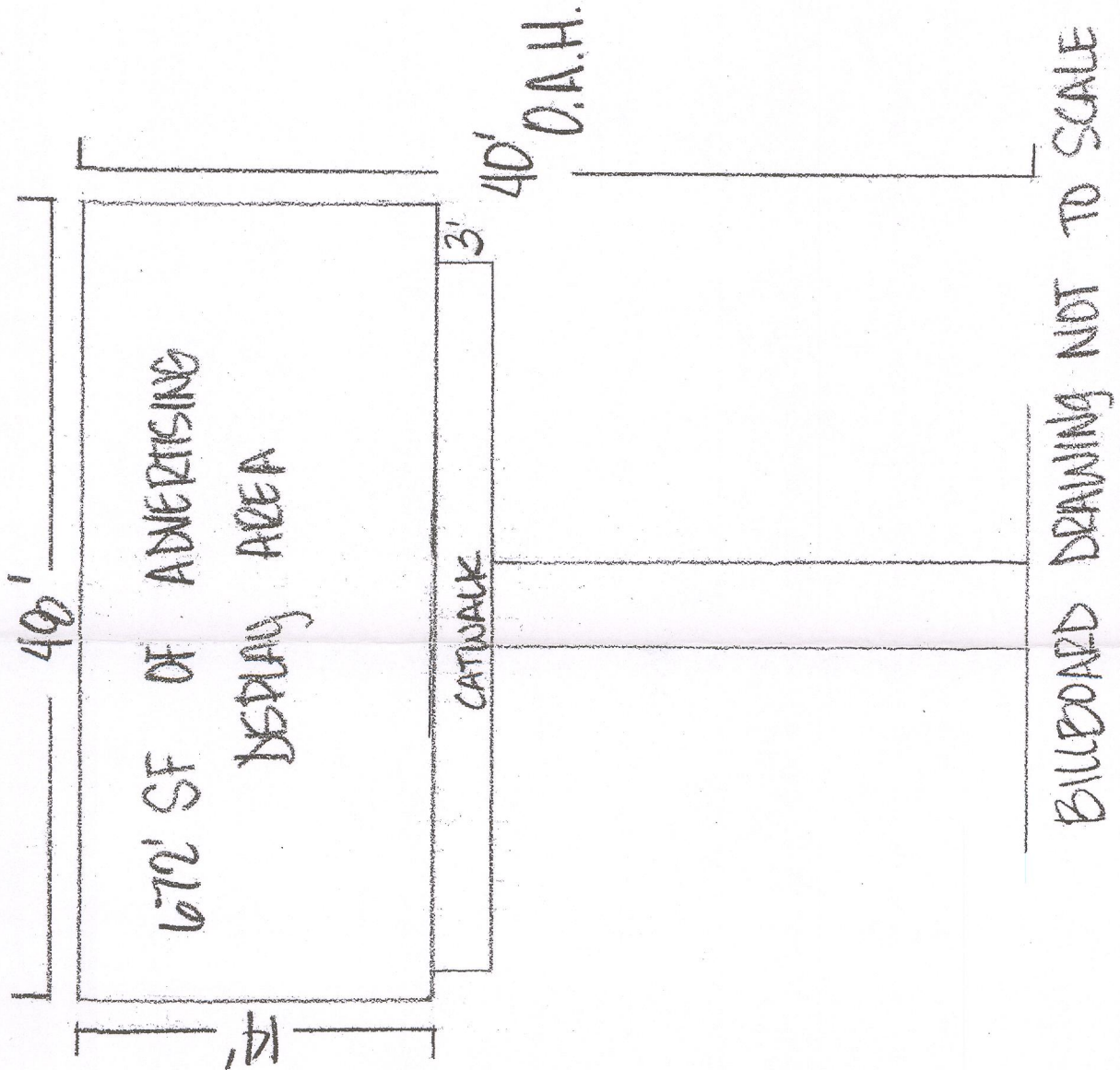
*The application will not be deemed complete until the submitted materials have been reviewed by the Department of Planning for consistency with applicable sections of the Zoning Ordinance.



Q RANCHO RD



OWNERS: POOLE-SANFORD LLC
2701 N. RANCHO DR
89108



RECEIVED
AUG 16 2016

CRYSTAL PALACE SKATING CENTER	
SCALE: 1" = 50'	APPROVED BY: [Signature]
DATE: 8/15/2007	DRAWN BY: [Signature]
REVISED	
POOLE-SANFORD LLC	
RQR-65202	
3901 NORTH RANCHO	
DRAWING NUMBER	