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cityoflasvegas
lasvegasnevada.gov

December 1, 2021

Mr. Raymond Pistol
724 Clayton Avenue
Las Vegas, Nevada 89110

**Re: 21-0480-ARC1 - SIGNAGE DESIGN REVIEW
ADMINISTRATIVE DOWNTOWN DESIGN REVIEW
DECEMBER 2021**

Dear Mr. Pistol:

Your request on a Land Use Entitlement project request for a Signage Design Review FOR A PROPOSED FREESTANDING SIGN at 1236 South Las Vegas Boulevard (APN 162-03-112-012), C-2 (General Commercial) Zone, Ward 3 (Diaz) was administratively considered by the Department of Planning Staff.

This approval is subject to the following conditions:

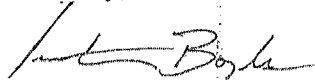
Planning

1. Conformance to the site plan and documentation date stamped 11/15/21 and sign elevations date stamped 11/30/21 as submitted in conjunction with this request, except as modified herein.
2. All signage, including temporary signage, shall have proper permits obtained through the Department of Building and Safety prior to installation of any proposed signage.
3. An approved License Agreement shall be required for all signage that encroaches into the public right-of-way prior to installation of such signage.
4. Minor modifications in conformance with the approved plans and Title 19 may be approved by the Department of Planning.
5. All City Code requirements and design standards of all City departments must be satisfied, except as modified herein.

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This action by the Department of Planning staff on **December 1, 2021** is final unless a written appeal is filed with the Director of the Department of Planning within ten days of the date of this letter.

Sincerely,



Jonathan Boyles
Senior Planner
Case Planning Division

JB:clb

cc: Ms. Maria Van Den Ouden
DHS Sign Service Limited
3350 West Ali Baba Lane, Suite A
Las Vegas, Nevada 89118